

GOVERNMENT
OF
THE DISTRICT OF COLUMBIA

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ZONING COMMISSION

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PUBLIC HEARING

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IN THE MATTER OF: :

: Case No.

FURTHER PROCESSING & CP : 07-23

AMENDMENT :

GEORGETOWN UNIVERSITY :

-----:

Monday,
October 22, 2007

Hearing Room 220 South
441 4th Street, N.W.
Washington, D.C.

The Public Hearing of Case No. 07-23 by the District of Columbia Zoning Commission convened at 6:30 p.m. in the Office of Zoning Hearing Room at 441 4th Street, N.W., Washington, D.C., 20001, Anthony J. Hood, Chairman, presiding.

ZONING COMMISSION MEMBERS PRESENT:

ANTHONY HOOD,	Chairman
GREGORY N. JEFFRIES,	Vice Chairman
CURTIS L. ETHERLY, JR.,	Commissioner
MICHAEL G. TURNBULL,	Commissioner
	(AOC)

OFFICE OF ZONING STAFF PRESENT:

SHARON C. SCHELLIN, Secretary
DONNA HANOUSEK, Zoning Specialist

OFFICE OF PLANNING STAFF PRESENT:

JOEL LAWSON
STEPHEN MORDFIN

D.C. OFFICE OF ATTORNEY GENERAL:

MARY NAGELHOUT

The transcript constitutes the minutes
from the Public Hearing meeting held on
Monday, October 22,

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Z.C. CASE NO. 07-23

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Anthony Brangman, Architect

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4-0-1 141

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1 P-R-O-C-E-E-D-I-N-G-S

2 6:32 p.m

3 CHAIRMAN HOOD: Good evening,
4 ladies and gentlemen.

5 This is a public hearing of the
6 Zoning Commission of the District of Columbia
7 for Monday, October 22nd, 2007.

8 My name is Anthony J. Hood, and
9 joining me this evening are well, our Vice
10 Chairman Greg Jeffries will be joining us
11 shortly. Also we have Commissioner Etherly and
12 Commissioner Turnbull.

13 We are also joined by the Office
14 of Zoning Staff, Ms. Sharon Schellin, Ms.
15 Donna Hanousek and from the Office of Attorney
16 General Ms. Nagelhout. And the Office of
17 Planning will introduce themselves at the
18 appropriate time.

19 This proceeding is being recorded
20 by a court reporter and is also Webcast live.
21 Accordingly, we must ask you to refrain from
22 any disruptive noises or actions in the

1 hearing room.

2 The subject of this evening's
3 hearing is Zoning Commission Case No. 07-23.
4 This is a request by Georgetown University for
5 special exception relief pursuant to 210 and
6 3104.1 of the Zoning Regulations.

7 Notice of today's hearing was
8 published in the D.C. Register on September 7,
9 2007 and copies of the announcement are
10 available to my left on the wall bin near the
11 door.

12 The hearing will be conducted in
13 accordance with the provisions of 11 DCMR,
14 3117, as follows: Preliminary matters.
15 Applicant's case. Report of the Office of
16 Planning, report of other government agencies,
17 if any, report by Advisory Neighborhood
18 Commission 2-E, organizations and persons in
19 support, organizations and persons in
20 opposition. Rebuttal and closing by the
21 applicant.

22 The following time constraints

1 will be maintained in this meeting. The
2 Applicant will have 15 minutes but we we'll
3 adjust that if needed, organizations will have
4 five minutes and individuals three minutes.

5 The Commission intends to adhere
6 to these time limits as strictly as possible.
7 The Commission reserves the right to change
8 the time limits for presentations, if
9 necessary, and notes that no time shall be
10 ceded.

11 All persons appearing before the
12 Commission are to fill out two witness cards.
13 These cards are located on my left on the
14 table near the door.

15 Upon coming forward to the
16 Commission please give both cards to the
17 reporter sitting to my right before taking a
18 seat at the table.

19 When presenting information to the
20 Commission, please turn on and speak into the
21 microphone, first stating your name and home
22 address. When you are finished speaking

1 please turn your microphone off so that your
2 microphone is no longer picking up sound or
3 background noise.

4 The decision of the Commission in
5 this case must be based exclusively on the
6 public record. The Commission requests that
7 persons present not engage the members of the
8 Commission in conversation during a recess or
9 at any other time.

10 The staff will be available
11 throughout the hearing to discuss procedural
12 questions.

13 Please turn off all beepers and
14 cell phones at this time so as not to disrupt
15 the proceedings.

16 Would all individuals wishing to
17 testify please rise to take the oath. Ms.
18 Schellin, would you please administer the
19 oath.

20 SECRETARY SCHELLIN: Do you
21 solemnly swear or affirm that the testimony
22 you'll give in this evening's proceeding will

1 be the truth, the whole truth and nothing but
2 the truth.

3 (WITNESSES SWORN)

4 Thank you.

5 CHAIRMAN HOOD: Okay. At this
6 time the Commission will consider any
7 preliminary matters, does the staff have any
8 preliminary matters.

9 SECRETARY SCHELLIN: Just to
10 advise that the staff has received the
11 applicant's maintenance affidavit and it's in
12 order and also that we did receive a report
13 from DDOT on Thursday the 18th.

14 CHAIRMAN HOOD: Okay. Ms. Dwyer,
15 let me just say that we have reviewed the case
16 thoroughly. I would ask that you basically hit
17 the highlights like the campus plan amendment
18 that you're asking for and maybe talk a little
19 bit about the new science center, the multi-
20 sports facility, athletic training facility,
21 how we're going to compose the density to
22 these areas, so just talk about the highlights

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1 and I think that should be sufficient. I'm
2 seeing nods from my colleagues so I think that
3 should be sufficient. Thank you. You may
4 begin.

5 MS. DWYER: All right. I'm happy
6 to do that. For the record, Maureen Dwyer
7 with Pillsbury, Winthrop, Shaw Pittman and we
8 me is Dave Avitable. He is also a Georgetown
9 graduate so he's very excited about this case.
10 And I wanted to welcome Mr. Etherly to the
11 Zoning Commission. He's probably very
12 familiar to you from your experience at the
13 BZA, but this is an august body and I'm sure
14 you'll enjoy your time here.

15 COMMISSIONER ETHERLY: Thank you
16 very much for that welcome and I'd also take
17 the opportunity to throw a Georgetown kudos
18 out being a graduate of Georgetown Law Center.
19 So thank you.

20 MS. DWYER: Great. Wonderful.
21 We're very pleased to be here this evening to
22 request special exception relief for three

1 further processing applications, a new science
2 center, a new athletic training facility and
3 modifications to the multi-sport facility. A
4 some of you may recall, the multi-sport
5 facility was previously approved by the
6 Commission in 2005 along with the business
7 school.

8 Since the athletic training
9 facility was not specifically identified in
10 the 2000 campus plan, we are requesting an
11 amendment to the plan and the reallocation of
12 FAR from other proposed projects on campus.
13 And the two projects where that FAR is coming
14 from include the multi-sport facility which is
15 being reduced in size and a building on the
16 medical center portion of the campus.

17 With these applications there is
18 no increase in the number of students or
19 faculty staff, there's no change to the number
20 of parking spaces on the campus and there is
21 no change or increase to the overall campus
22 FAR. The goal with all of these projects is

1 to provide more academic and athletic space
2 for the existing number of students permitted
3 under the campus plan.

4 We are pleased to be here this
5 evening with the support of the Office of
6 Planning and the D.C. Department and
7 Transportation and also the support of
8 Advisory Neighborhood Commission 2-E.

9 In addition, we have in the
10 audience several students who are speaking
11 tonight in support of these applications.

12 All three of these projects have
13 also been reviewed by the Old Georgetown Board
14 and the Commission of Fine Arts and both the
15 new science building and the multi-sport
16 facility have received concept approval.

17 We are required to go back to the
18 Old Georgetown Board on the athletic training
19 facility and, for that reason, we are going to
20 request this evening the flexibility to modify
21 the design of that in order to address the Old
22 Georgetown Board's concerns without having to

1 come back before you.

2 The design changes would not in
3 any way increase the height or density of the
4 building and, as the witnesses will explain,
5 this is an extremely important project to the
6 university's athletic program and it's on a
7 very fast timetable.

8 In the written materials we have
9 filed we have demonstrated that all three
10 projects satisfy the requirements for the
11 requested relief. In the interest of time as
12 I indicated we are not making the full
13 presentation we had planned for this evening.

14 However, since two of these
15 projects are projects that involve the
16 athletic program at the university, we would
17 like to call the representatives of the
18 athletic program, including Bernard Muir and
19 there are three coaches who be will here this
20 evening, Coach Urick, who is coach for the
21 men's lacrosse program, Coach Fried who is
22 coach for the women's lacrosse program and

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1 Coach Thompson who you all know as the coach
2 for the men's basketball program. And we'd
3 like to ask them to come forward and present
4 their brief testimony, primarily focused on
5 why these two projects are so important to the
6 university and the lengths that we have gone
7 to make sure that it's reviewed by the
8 community, by all the city agencies and that
9 we come before you tonight with that support.

10 So at this point I would like to
11 ask Bernard Muir to come forward and he has
12 not been sworn in.

13 CHAIRMAN HOOD: We're going to
14 have to swear him. Thank you.

15 SECRETARY SCHELLIN: Do you
16 solemnly swear or affirm the testimony you'll
17 give in this evening's proceeding will be the
18 truth, the whole truth and nothing but the
19 truth?

20 MR. MUIR: I do.

21 SECRETARY SCHELLIN: Thank you.

22 MS. DWYER: If you'll take a seat

1 and just hit that button.

2 MR. MUIR: Good evening. Chairman
3 Hood, thank you very much for allowing us to
4 take the time to talk about the Georgetown
5 athletic project. I am the Director of
6 Athletics and with me are a few of our coaches
7 who will also speak.

8 Bottom line is we are excited
9 about an opportunity to service 700 student
10 athletes. We continually talk about what
11 athletics brings to a broader community; we
12 have 27 sports that we represent at
13 Georgetown. Obviously our flagship is our
14 men's basketball program and one that we're
15 deeply excited about and especially after the
16 run to the Final Four last year.

17 This is what we call the largest
18 leadership development program on our campus.
19 Where else would you have 700 student athletes
20 that vie to compete on the Georgetown
21 community representing Georgetown on a
22 national basis within the NCA structure--

1 CHAIRMAN HOOD: Could you just do
2 me a favor and pull your mic right up. We
3 really want to capture everything you're
4 saying.

5 MR. MUIR: Super. We have 700
6 student athletes that compete on a national
7 basis within the NCA structure and we tout
8 often that we have the largest leadership
9 development program on our campus.

10 Where else would your student
11 athletes get to compete, learn to win as well
12 as learn to fail, and get up the next day and
13 continue to move forward. And also we feel
14 like, based on their experience, it's an
15 experience that will last a lifetime and the
16 friendship that they make along with their
17 teammates and a sense of building a strong
18 sense of community is really important and one
19 that we tout from the time that we recruit
20 them until the time that they leave. And we
21 always talk about it's not a four-year
22 experience, we're really a four-year

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1 experience; that they're always tied and
2 connected to Georgetown and we think that's
3 pretty important.

4 As far as facilities are concerned
5 we use that as a major recruiting tool. We
6 primarily house out of McDonough Gym. Well
7 McDonough Gym is 50 plus years old. When it
8 was built it was built it was built with nine
9 sports in mind and, as I just mentioned to
10 you, now we have 27 sports and so we have kids
11 on top of kids and they share locker rooms
12 which is not the ideal Division I model that
13 you see around the country.

14 When people are looking at other
15 institutions and the kids are primary
16 consumers, when they're looking to decide on
17 where they're going to attend school they
18 obviously can see a number of different things
19 at a number of different locations. And so
20 for us, enhancing our facilities is pretty
21 important in order to stay competitive within
22 the overall inter-collegiate landscape.

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1 So I just say how important both
2 the athletic training facility as well as our
3 multi-sport facility would be to enhance those
4 facilities in order for us to stay competitive
5 within the NCA structure.

6 And I can just tell you right now
7 we don't get a chance to when a student
8 athlete is looking at our campus, we don't get
9 a chance to celebrate a weight room or a
10 locker room or a sports medicine area. We're
11 just working out of a primary space at
12 McDonough Gym which is pretty, as I said
13 before, pretty limited in its offerings and
14 scope. And so that's why this is really
15 important for us to continue to grow and stay
16 competitive within the inter-collegiate
17 landscape.

18 CHAIRMAN HOOD: All right. Let me
19 just ask this question. How do you spell your
20 last name?

21 MR. MUIR: It's M-u-i-r.

22 CHAIRMAN HOOD: Okay.

1 MS. DWYER: All right. I'll ask
2 Coach Urick to come up and speak for a few
3 moments.

4 MR. URICK: Thank you very much.
5 Dave Urick, men's lacrosse coach at
6 Georgetown. This is definitely a first for me
7 and I'm going to get this on my resume as soon
8 as I get back to the office. I appreciate the
9 opportunity to be here.

10 I arrived at Georgetown University
11 18 years ago as the head coach of men's
12 lacrosse. The university made a commitment at
13 that time to men's lacrosse to compete at what
14 they refer to as the national level. And they
15 defined that as being able to compete for a
16 national championship in that sport as well as
17 to be able to compete against what we consider
18 our peer institutions in the admissions
19 process, those would be schools like the Ivy
20 League schools and Duke and Virginia and North
21 Carolina, Army, Navy and Notre Dame, schools
22 of that nature.

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1 When I arrived at Georgetown very
2 quickly after arriving I learned a very
3 valuable lesson from Coach Thompson, the other
4 coach Thompson the one that's a little bit
5 bigger, a little grouchier at times, and
6 obviously older than John the III.

7 But what he impressed upon me
8 early in my tenure here was that when trying
9 to attract a student athlete to attend
10 Georgetown University, we essentially could
11 guarantee them two things. One would be the
12 opportunity to receive one of the best
13 undergraduate educations that's available and
14 the caveat there is what we they do with that
15 opportunity is up to them. And the second
16 thing that we could guarantee them would be
17 the opportunity to play with and against the
18 best players in the country. And, again, what
19 they do with that opportunity is up to them.
20 And that's a lesson I learned when I first
21 arrived.

22 And I think over a long period of

1 time, and I've been there 18 years, we've
2 addressed a number of the key issues that
3 allow us to become competitive, whether it be
4 in admissions or scholarship, coaching staff,
5 support staff, staff salaries, those types of
6 things.

7 The multi-sport facility was a
8 major step forward for us but it still is not
9 in its final form that we need and we feel
10 that is absolutely necessary to be competitive
11 at this level, simply bleachers that match and
12 rest rooms, permanent types of rest rooms and
13 concession stands and obviously the issue here
14 this evening is are the lights as well.

15 But more basic, and more
16 fundamental, to what we need for our student
17 athletes its basic fundamental need is to
18 address the locker room situation, the
19 equipment room situation, the training room
20 facilities to support our student athletes,
21 particularly the locker room facility. Right
22 now we have teams that share a locker room,

1 therefore those athletic teams that are not in
2 season, like I walk into the men's room on the
3 first floor of McDonough Gym on afternoon this
4 fall and I see a lot of baseball players
5 changing in the men's room because they share
6 a locker room with I believe the soccer team.

7 Our men's lacrosse program, our
8 kids come from their dorms or from their
9 apartments or from wherever they live and they
10 don't have a locker room to use in the fall.
11 We share the locker room not only with the
12 track team and the football team as all three
13 of us are using the same locker room. Right
14 now our men's football team and our track team
15 are in the same locker room. After the
16 football season is over we will share that
17 same locker room with our men's track team.
18 It's a tight situation to say the least and
19 it's been that way for the 18 years that I've
20 been here.

21 So this proposed athletic training
22 facility is not a project that's going to

1 catapult us past any of the people that we
2 overlap with and that we compete with in the
3 admissions process and on the athletic field.
4 This is just an attempt to try to catch up and
5 provide a basic need for our student athletes.

6 This will definitely just help us
7 to catch up.

8 And I think it's obvious that for
9 the time I've been at Georgetown we rely
10 heavily as an athletic department on the
11 relative success of our men's basketball
12 program and that's obviously the foundation of
13 our athletic department. And I think we need
14 to do whatever we can to maintain the
15 competitive ability of that program and
16 they're definitely lacking in a facility
17 that's going to help them to continue to be
18 competitive down the road, and that's going to
19 have a direct bearing on how successful the
20 rest of our athletic teams are.

21 And this multi-sport complex, I go
22 by there on the way home in the evening,

1 seven, 7:30 or eight o'clock and there are a
2 number of students out there, not athletes
3 just regular students, out there on that
4 multi-sport facility throwing frisbees and
5 playing rugby and doing any number of things.
6 They're using the residual lights that come
7 off the dorms but they're still out there,
8 well after the sun has set and it's just a
9 basic need that our students as well as our
10 student athletes will need to go forward.
11 Thank you very much.

12 MS. DWYER: Thank you Coach
13 Urick. I've been advised that Coach Thompson
14 is running late so I'm just going to finish up
15 with my introductory statement and then all of
16 the witnesses are available to answer
17 questions. And I just wanted to--

18 CHAIRMAN HOOD: He doesn't have
19 to be nervous. We don't have Mr. Parsons so
20 we don't have a five to scrimmage his five.

21 MS. DWYER: I wanted to point out
22 that on page 14 of our statement we go through

1 the requirements for the special exception and
2 variance relief and the primary reason for the
3 special exception and variance for the roof
4 structure on the science building is to
5 accommodate the design of the building and
6 also to accommodate the equipment with that
7 building that is going to enable the
8 university to achieve silver lead
9 certification and, as I said earlier, this is
10 a design that has been approved in concept by
11 the Old Georgetown Board and the Commission of
12 Fine Arts, all three of these projects are
13 located on the interior of the campus, no
14 impact in terms of noise, traffic, number of
15 students and I believe that our statement sets
16 forth all of the requirements that we meet.

17 So at this point what I'd like to
18 do is call the witnesses up and have them here
19 to answer any questions you may have and then
20 I have a closing statement which I can save
21 until the very end of the hearing.

22 CHAIRMAN HOOD: Okay. Ms. Dwyer,

1 let me see how it goes. Let's do this. You
2 had two witnesses I believe under proffer as
3 experts?

4 MS. DWYER: Yes.

5 CHAIRMAN HOOD: Mr. Brangman?

6 MS. DWYER: Mr. Brangman who's
7 the architect for the university and Lou Slade
8 of Gross Slade and both have previously
9 appeared before you and been qualified as
10 experts in their respective fields.

11 CHAIRMAN HOOD: They have
12 appeared before us before and I think we did
13 have a general consensus. Okay.

14 MS. DWYER: All right. Thank
15 you.

16 CHAIRMAN HOOD: Okay. What we
17 can do now is if there are any questions, I
18 have a few but I will not go first. I have
19 one or two actually and my colleagues if you
20 have any questions?

21 COMMISSIONER ETHERLY: Very
22 briefly, Mr. Chair, thank you very much.

1 Thank you very much for the
2 testimony and of course it goes without saying
3 thank you for the proud tradition of athletics
4 at Georgetown. You serve the city well, you
5 do us proud. I of course will be remiss if I
6 didn't lament the loss of the outdoor tennis
7 courts or I should at least inquire as to what
8 will be happening to those outdoor tennis
9 courts.

10 As my colleagues know, I
11 oftentimes as a tennis player, perhaps the
12 only one on the panel, have to always ask what
13 happens to my beloved tennis courts. But in
14 all seriousness, because that's really beside
15 the point, on the issue of competitiveness and
16 as I think as Coach Urick indicated, catching
17 up with other institutions that are competing
18 for the same stellar athletes, stellar student
19 athletes, as you indicated, and I just wanted
20 to be sure to put a pin in it, this isn't
21 necessarily about, to an extent I almost think
22 of the old adage of the nuclear arms race, you

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1 know, we try to consistently keep up with the
2 Jones's and as the Jones's continue to outfit
3 themselves even better, we want to do the
4 same.

5 That's not necessarily your
6 objective here. As you indicated, it's simply
7 to bring your facilities up to a par so to
8 speak that you feel you are well below at this
9 particular point. Would that be an accurate
10 statement?

11 MR. URICK: We're so far in the
12 arms right now, we're using slingshots and
13 then the other guys are using nuclear weapons.

14 COMMISSIONER ETHERLY: Okay.
15 Okay.

16 MR. URICK: That's just an
17 analogy.

18 COMMISSIONER ETHERLY: Okay. But
19 a well chosen one.

20 MR. MUIR: It's a good one. We're
21 not even in the same so to speak. There is an
22 arms race in college athletics but we really

1 don't even provide what we would deem the
2 essentials for our programs at this point and
3 so this is just a chance to at least get on
4 the same plane as those others. They're able
5 to show when a student athlete visits, a
6 weight room, a locker room, and we're not able
7 to do just those bare minimums.

8 COMMISSIONER ETHERLY: Okay.

9 Without wanting to necessarily pin you into a
10 corner on this particular question, do you
11 have a sense of how far along this will equip
12 you for in terms of the future? Should this
13 go forward this puts you on a good footing for
14 the next decade? Next 20 years perhaps?

15 MR. MUIR: I think it's beyond
16 that. It's probably the next 30 to 40 years.
17 We're always going to be looking at ways to
18 enhance the program but this certainly gets us
19 on firm footing for at least the next 30 to 40
20 years.

21 COMMISSIONER ETHERLY: Okay. And
22 finally thank you very much Mr. Chair again

1 for the opportunity to ask the questions
2 finally just because I threw it out there
3 again from a substantive standpoint it has
4 very little if anything to do with our
5 conversation but what will be happening to the
6 tennis function as it relates to the campus?

7 MR. MUIR: Alan, do you want to
8 take that one?

9 MR. BRANGMAN: My name is Alan
10 Brangman, I'm the university architect at
11 Georgetown University. Commissioner Etherly,
12 we have three opportunities we think for a
13 relocation of the tennis courts that are
14 currently right next to McDonough. One
15 location if you look at the site plan here and
16 I guess I'm going to have to stay here because
17 I can't walk with the mic.

18 VICE CHAIRMAN JEFFRIES: We have
19 a microphone here if you want to get close.

20 MR. BRANGMAN: Thank you
21 Commissioner Jeffries. We have three
22 opportunities that we think will accommodate

1 our need for not all eight courts but at least
2 six of those courts.

3 One location is here on what is
4 left of Lot C. You may recall that this used
5 to be an entire parking lot at one point in
6 time before it became the Southwest
7 Quad. So we can envision up to six courts
8 fitting in that location.

9 Another location is on the top of
10 the Leavey Center which is the Leavey
11 Esplanade. There are a couple of users on
12 campus however who don't feel that that's the
13 ideal location for them but we could get six
14 courts there.

15 The third location actually, and
16 this is not correct because right now North
17 Kehoe Field is a soccer field that runs east-
18 west in that direction. The track is no
19 longer on Yates and the Yates field runs from
20 about here south. We think that we can get
21 six to eight courts between North Kehoe and
22 Kehoe Field as a third location. So those

1 three options are the three locations we're
2 looking at. We have not determined as of yet
3 which one we're going to use but hopefully it
4 would be one of those three.

5 COMMISSIONER ETHERLY: Excellent
6 and I thank my colleagues for accommodating my
7 self interested exploration of the tennis
8 function.

9 MR. MUIR: If I could make one
10 other comment. Both men's and women's tennis
11 is a part of those 27 programs so it's
12 important for us as well too to have ample
13 tennis courts and six is the ideal for varsity
14 tennis.

15 COMMISSIONER ETHERLY: And I
16 appreciate that. And as you indicated, it's
17 very easy oftentimes for the glare and the
18 glitter if you will of the preeminent sports
19 programs, be they basketball or football,
20 sometimes to overshadow those of us who either
21 because of physical stature or lack thereof
22 find ourselves pursuing other alternative

1 means of recreation. So thank you Mr. Chair.

2 CHAIRMAN HOOD: All right. Thank
3 you Mr. Etherly. Commissioner Turnbull?

4 COMMISSIONER TURNBULL: Thank you
5 Mr. Chair. First of all I guess the
6 Commission is very pleased to see you're going
7 for lead certification. We have been very
8 interested in trying to foster that with other
9 applicants and other institutions that have
10 come before us.

11 I wonder if we could just turn to
12 the science center. The relief you wanted on
13 the roof--

14 MR. BRANGMAN: Thank you
15 Commissioner Turnbull. There are two things
16 that we are asking for relief on with respect
17 to the roof. One is the height of the
18 mechanical penthouse which typically in the
19 District that height is 18 foot six inches.

20 In your package you've got this
21 exhibit and you'll notice under the pitch of
22 the roof under the gable of the roof, in what

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1 is typically, this is the top floor, typically
2 what is the penthouse area, there's some
3 equipment drawn in there. Those are all of
4 the heat onto wheels which are heat exchangers
5 which are now in today's HVAC system really
6 state of the art for energy efficient
7 equipment. You can't get these less than
8 about 20 feet 6 inches.

9 On top of that you've got all of
10 the duct work that typically comes out of the
11 top of those things which shoot up and then
12 run parallel through the attic if you will of
13 the penthouse.

14 Then we also have exhausts for the
15 fume hoods that are on the research floors of
16 the building itself which are up in that area
17 as well, so there's a lot of duct work up in
18 there, there's a lot of mechanical equipment
19 up in there and that's what pushes the height
20 of the roof up.

21 In addition, we also wanted to try
22 and keep some semblance to the roof structure

1 of the new business school which is to the
2 west of our site here and you may recall as
3 well from the Southwest Quadrangle project we
4 also have very high roofs on that project as
5 well and for the same reason, to house all
6 that mechanical equipment that's up in the
7 mechanical penthouses.

8 The other issue related to the
9 setback; typically again on buildings that are
10 built on District streets, you have a setback
11 from a parapet or from the outside wall of the
12 building so that when you're on the street
13 level looking up at the building they don't
14 appear to be as high as they in fact actually
15 are.

16 And in this situation, again
17 because we were looking for a configuration
18 that would be somewhat similar to the business
19 school, we feel that it's not as important to
20 have that setback on this particular building
21 also because it's interior to the campus and
22 not visible from anywhere outside of the

1 campus.

2 The overall design I think, and I
3 probably should have left that other board up,
4 let me grab that, here it is, we think the
5 overall design and the image of that end gable
6 in conjunction with the end gable of the
7 business school to the west of the new
8 quadrangle, makes a rather handsome and
9 attractive composition for the two buildings
10 in the quadrangle in the newly created
11 quadrangle in the center of the campus.

12 COMMISSIONER TURNBULL: Let me
13 just ask you, as the low building meets
14 Leavey--

15 MR. BRANGMAN: Yes. In here?

16 COMMISSIONER TURNBULL: Yes.
17 You've built it up, you're covering up what
18 the first three floors of Leavey I guess to
19 basically have the arcade level show.

20 MR. BRANGMAN: Right. What's
21 being proposed here is if you go back to what
22 the existing conditions are for the Leavey

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1 Center, you have and it actually shows on this
2 as well, you've got exposed parking garage
3 which is down in this area here. And with the
4 business school now being built over here,
5 which is in that location there, we've started
6 the creation of an outdoor patio or terrace
7 whereby you can come out of the business
8 school onto the terrace and enter directly
9 into the main center, main level of the Leavey
10 Center.

11 What we're proposing to do with
12 the new science building is continue that
13 connection across and actually raise grade
14 from what is about 1/14, 1/15 down here all
15 the way up to about 1/41 up in this area. So
16 for the first time you'll be able to actually
17 walk from the lower portion of the campus 1/14
18 here up on grade till you get up to that
19 esplanade, or excuse me, that terrace level of
20 Leavey and then enter Leavey off of the
21 connection along there out of the science
22 building into Leavey which is shown somewhat

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1 over in this area, or again up the stair,
2 outdoor stair into the Leavey Center at that
3 point.

4 COMMISSIONER TURNBULL: And
5 that's a green roof up there on top?

6 MR. BRANGMAN: Well a portion of
7 this is a green roof, let me grab another
8 plan, it shows on the site plan here too, here
9 we go, in plan you have some green roof over
10 here, most of that terrace level however is
11 paving. And then this is all actually terra
12 firma down here below there and then this is
13 teaching gardens which we're doing in native
14 plantings which will be part of the biology
15 teaching gardens up in the gardens up in that
16 area as well.

17 COMMISSIONER TURNBULL: I think
18 it's a good use of the site. I think it
19 really fits in well.

20 MR. BRANGMAN: Thank you.

21 CHAIRMAN HOOD: Thank you. Any
22 other questions. Commissioner Jeffries?

1 VICE CHAIRMAN JEFFRIES: A very
2 quick question and I'm not certain who I
3 should direct this too but I note here that
4 we're not seeing an increase in the space per
5 this amendment because I guess this was
6 originally, some of the space is going to be
7 taken from what was a medical health care?

8 MS. DWYER: That's correct. So
9 that building will be built to a smaller size
10 than was contemplated under the last campus
11 plan.

12 VICE CHAIRMAN JEFFRIES: So
13 there will be a medical building but it will
14 be smaller?

15 MS. DWYER: Right. But again
16 the university's current campus plan which was
17 just, the final order after two remands came
18 out in August seven years after its initial
19 approval, they're going to be coming back in
20 a very short period of time because the plan
21 expires December 31, 2010. So some of those
22 buildings that are being reduced in size, all

1 those things may change with the next campus
2 plan.

3 But right now the university will
4 not proceed forward with that building unless
5 it's at the reduced size in order to
6 accommodate these projects.

7 VICE CHAIRMAN JEFFRIES: I'm
8 curious and I'm just dealing with the whole
9 notion of campus planning as it relates to how
10 much time, was it two or three years ago that
11 there was a determination that you needed to
12 get a larger recreation and sports facility?
13 I mean how much time in terms of planning did
14 it take for you to determine that you needed
15 to--

16 MS. DWYER: I'll ask Alan
17 Brangman to address that.

18 MR. BRANGMAN: Commissioner
19 Etherly--

20 VICE CHAIRMAN JEFFRIES:
21 Jeffries.

22 MR. BRANGMAN: Excuse me,

1 Jeffries. That actually came up as an issue
2 for us when we first started designing the
3 multi-sport facility. We started on that
4 back in about 2002. We made decisions which
5 is why initially the Commission saw the larger
6 building, we had locker rooms and training
7 facilities within that building, and then made
8 a decision that because that building wasn't
9 large enough to accommodate all of our 27
10 sports, that it made more sense to look at a
11 larger facility located as you now know,
12 proposed to be located on the tennis courts
13 which could accommodate all of the teams,
14 which we then went back and said okay make
15 multi-sport smaller and put all of those like
16 facilities into one building.

17 And as Ms. Dwyer said, then it
18 became an issue of where we get the FAR from
19 and we chose from a couple of projects that we
20 don't think that we'll be able to accomplish
21 within the next three years.

22 VICE CHAIRMAN JEFFRIES: I mean I

1 think there's clearly an expectation from this
2 Commission that these campus plans are
3 breathing organisms, I mean they are not to be
4 fixed but I sometimes do have some concerns,
5 and we've seen a number of universities come
6 before the Commission, just making certain
7 that, you know, it's the proper planning so
8 that when you're coming back to the Commission
9 you're covering as much ground as possible and
10 you're doing the right work. That's it.
11 Thank you.

12 MR. BRANGMAN: Understood. Thank
13 you.

14 CHAIRMAN HOOD: Okay. Ms. Dwyer,
15 I see that we've been joined by Coach
16 Thompson.

17 MS. DWYER: Yes. Would you like
18 him to present or wait until you're--

19 CHAIRMAN HOOD: We want him or
20 anyone else who wants to testify, we've got to
21 swear them in.

22 MS. DWYER: All right. If

1 anyone's going to--

2 CHAIRMAN HOOD: If you could just
3 stand, anyone who's going to testify if you
4 can stand.

5 (WITNESSES SWORN)

6 MS. DWYER: Thank you. And would
7 you like Coach Thompson to give his testimony
8 now or wait until you--

9 CHAIRMAN HOOD: Coach Thompson go
10 ahead and if you want to bring your player up
11 you can do that at the same time. However you
12 want to do it.

13 MR. THOMPSON: Okay.

14 CHAIRMAN HOOD: How did I know
15 that was the player?

16 (Laughter)

17 MR. THOMPSON: First, I want to
18 apologize for being late. This is Roy
19 Hibbert, a current senior on our team and one
20 of our captains and we rushed over from
21 practice.

22 And as we go through, as I go

1 through this process, and there's a lot of
2 people in this room that have put a lot more
3 hours and thought and planning into the
4 facility, but just from where I sit for us to
5 in many ways remain in the Big East, remain
6 competitive in the Big East we need, and I'll
7 speak selfishly now just about men's
8 basketball, we need more space. We need our
9 own space.

10 The current facilities, the
11 current situation is very similar to and
12 probably worse in many ways than most high
13 schools, not most but a lot of high schools in
14 this area. And as we go through them we plan
15 our practices and we plan our use of the gym,
16 you always hear well we can't get in there
17 because women's basketball is in there and
18 volley ball's in there and you may be able to
19 work around that situation but then all of a
20 sudden hold on now, there's a concert in the
21 gym and so you can't get in there.

22 And so we go through, just an

1 example, we go through the first part of the
2 year where we bring in kids, recruiting visits
3 and there's this convocation and at the end of
4 the year there's graduation. And so there's
5 so many periods, there's so much time where we
6 can't get on the court.

7 And that's not even addressing and
8 I'm not sure, I missed what Coach Urick talked
9 about, just the whole issues. We're fortunate
10 enough that we have a locker room but most of
11 the teams don't have a locker room year round
12 and the ability to keep up with our peers
13 because we are currently in terms of resources
14 significantly behind probably every time in
15 the Big East.

16 And this may not be an issue to
17 the Commission but the expectations of our
18 program are not at the bottom and so our
19 expectations of what we should do and what we
20 should accomplish are at the top. But the
21 resources are non-existent and, you know, just
22 little things, the access and the opportunity

1 for these guys. I put a lot of pressure on
2 them and they are expected and they are
3 student athletes, you know, they're not just
4 ballplayers and not just down there playing
5 ball.

6 And so there comes a time where
7 they finish class, they finish study hall,
8 they finish every other obligation and say I
9 have a few minutes, let me go shoot some ball,
10 and now we can't get in the gym. And now it's
11 a negotiation. And I find myself in
12 competition with other coaches at Georgetown
13 as opposed to in competition with Jim Behan
14 and Jim Calhoun and the other coaches in the
15 Big East because I'm fighting for opportunity
16 to get in the gym and opportunity to work out.

17 And it's just if we are, and are
18 planning on it, if we are to maintain our
19 place in the Big East, if we are to continue
20 to have a chance to win, we need better
21 facilities, more facilities, just so our guys
22 can have the opportunity to work.

1 CHAIRMAN HOOD: Thank you. Did
2 you want to provide some testimony?

3 MR. HIBBERT: As Coach Thompson
4 said, my name is Roy Hibbert. The rigors of
5 being a Georgetown student/player is very
6 tough. You go through school, you have long
7 practices and everything like that. And
8 whenever we have free time, sometimes
9 obviously we hit the books but obviously we
10 like to get in the gym and shoot a round and
11 work on our stuff, make sure we continue
12 excellence on the court as we do off the
13 court.

14 And we do have to share the gym
15 with the women's volleyball team and the
16 women's basketball as obviously they're doing
17 good in their sports and everything. But we
18 can't get in there in the mornings between,
19 you know, I like to work out early in the
20 mornings sometimes and lift in the morning
21 around seven, eight in the morning and I have
22 to see, you know, the women's volleyball team

1 in there so I can't get my work done in the
2 mornings. And I know a lot of my teammates
3 like to do that as well.

4 So obviously, you know, our own
5 facility would help us out a lot and make sure
6 we continue excellence down the road.

7 CHAIRMAN HOOD: Any questions of
8 this panel? Okay, then. I just have a
9 question to Mr. Hibbert.

10 There was a guy named Kevin -- and
11 I'm going to take the opportunity, I'm the
12 chair. There was a guy named Kevin Broadus,
13 was he a good coach?

14 MR. HIBBERT: Yes, he was a great
15 coach.

16 CHAIRMAN HOOD: Okay. Good. Let
17 me just say this to you Coach; before you got
18 here there was a comment made from this dais
19 that we're missing Mr. Parsons but we have a
20 five and any time you guys want to scrimmage,
21 we'll be ready. Did you hear that? When the
22 new facility's built we'll be taking you guys

1 on. He's good. He's good.

2 But on a serious note I want to
3 thank you all for coming down to testify and
4 I think we'll govern ourselves accordingly and
5 wish you the best in the future. Thank you.
6 We're Georgetown fans and we want you to win.
7 Okay.

8 MR. HIBBERT: Thank you.

9 CHAIRMAN HOOD: Any questions of
10 this panel? Okay. Thank you. Thank you all
11 for coming down and thank you for taking the
12 time to come down.

13 I just have a few questions and
14 maybe they may want to sit here, I do have a
15 few questions. I'm looking at ANC-2E's letter
16 and one of the things they mention about, and
17 I put a question mark when I read this the
18 other night, one of the things they mentioned
19 about the GU multi-sport facility and athletic
20 training facility, they said that they have no
21 objection to approval of Georgetown
22 University's multi-sport facility and athletic

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1 training facility provided the university
2 agrees that these facilities would not be used
3 for revenue-generating non-university related
4 events.

5 I interpret that, I'm trying to
6 understand that and is there a representative
7 from 2E here? Maybe that's where the question
8 should go.

9 MS. DWYER: I believe he's on his
10 way.

11 CHAIRMAN HOOD: He's on his way?
12 Okay. Since there's not, how do you
13 understand that? Do you understand it the way
14 I do, anything that's not related but there
15 are revenue new events take place in these
16 facilities.

17 MS. DWYER: Correct. Correct.
18 There are revenue events but they have to have
19 a tie to the university. It could be a
20 student organization that requests that a
21 certain event take place or some other program
22 on the campus. What this prohibits the

1 university from doing is saying to some
2 outside promoter of an event, feel free to use
3 our campus and we'll lease the space to you
4 just so we can make money. There has to be
5 a tie to the university. So the university
6 agrees with this condition.

7 CHAIRMAN HOOD: Okay. Okay. We
8 want to be competitive. This is a competitive
9 town. I just don't want to prohibit or put
10 anybody in a bind where they can't do
11 something and I'm going to make sure that I at
12 least understood that before we move forward.

13 The other thing, okay. Mr.
14 Brangman, I'm sorry, I pronounced your name
15 wrong. Mr. Brangman, can you explain to me
16 what 1, 2, 3 and 4, which one is what? What
17 is the science center, what is the multi-
18 sports facility?

19 MR. BRANGMAN: The 1, 2, 3 and 4
20 that are referred to here are with respect to
21 the views which are the existing contexts that
22 you're looking okay? So from 1, which is

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1 taken from here, you're basically standing
2 over near the new performing arts center
3 looking across the Jesuit cemetery towards the
4 Leavey Center. So this is actually the
5 location of where the new science center would
6 be going.

7 CHAIRMAN HOOD: Okay.

8 MR. BRANGMAN: And it also
9 happens to be the building site currently for
10 the new business school which is towards that
11 end of the Leavey Center.

12 No. 2 is actually up on the Leavey
13 Esplanade looking back towards the science
14 center site. So in this shot you're standing
15 up on top of the building looking back towards
16 where the science center location would be and
17 this is actually the ICC, the Inter Cultural
18 Center, and this is the Reiss Building, so
19 that's ICC there and that's the Reiss science
20 building there. Okay?

21 No. 3 is taken between Harbin Hall
22 which is a residence hall and then also the

1 southwest end of the Inter Cultural Center and
2 again you're looking towards the northwest so
3 you're looking up in that direction past the
4 science center.

5 And then 4 is actually up on top
6 of what we call Observatory Hill looking back
7 towards the site again, so that's where you're
8 standing up here. This is up near the
9 entrance of Yates, the athletic facility
10 looking back towards the Leavey Center, Reiss,
11 the ICC, this is where multi-sports field is
12 here, the business school is being built
13 there, and then that's the site for the new
14 science center.

15 CHAIRMAN HOOD: Okay. Where is
16 the closest residence private home in
17 relationship to the science center? And I'll
18 tell you why I'm asking, in concern of the
19 rooftop structure which I read in an ANC
20 letter where it said you couldn't see it, it's
21 down on campus, should have said it was the--

22 I understand all that. But where

1 is the nearest residence?

2 MR. BRANGMAN: Okay. There is a
3 Cloisters West here and Cloisters East, this
4 is the Cloisters' housing condo development up
5 here. I would say that that's probably the
6 closest. There are actually no other
7 residences that are that close. These are all
8 student housing down here. Student housing
9 here, student housing here.

10 These are privately owned
11 residences although we also own some of those.
12 So this is probably the closest there and you
13 can't see from here to here because you're
14 blocked by Darnell Hall, which is a tall
15 residents' hall, you're also blocked Henle and
16 the grade here actually goes down a little bit
17 and then comes back up and then goes down.
18 So you have no direct views of the campus in
19 that area.

20 When you are up on Reservoir Road
21 there are residents all along here and that
22 goes up where Hillwood is. You're blocked by

1 the Med building, the hospital complex and St
2 Mary's. There's only one shot where you
3 actually get a slight view through here which
4 is between Colbert Cogan and the CCC building
5 and the hospital, but all you get to see is
6 the back end of the Leavey Center.

7 CHAIRMAN HOOD: Okay. Thank you.
8 Ms. Dwyer, the other question I have is there
9 was a condition, again this being proposed
10 with the same condition I think in your
11 original for the Harbin field. And I think
12 it's actually taken from the Office of
13 Planning recommended it.

14 MS. DWYER: Right. And that's in
15 the campus plan and we agreed to that
16 condition as well.

17 CHAIRMAN HOOD: Okay. So this is
18 going to apply also to the multi-sport?

19 MS. DWYER: Yes.

20 CHAIRMAN HOOD: Okay. The other
21 question, do you know of any known opposition?

22 MS. DWYER: No, I'm not aware of

1 any known opposition. I know that Barbara
2 Zartman is in the audience but we haven't seen
3 anything so I don't know what her testimony
4 will involve.

5 CHAIRMAN HOOD: Okay. All right.
6 Colleagues, any other questions?

7 COMMISSIONER ETHERLY: Yes Mr.
8 Chair, very, very briefly I'd like to come
9 back to Coach Thompson and then to Mr. Hibbert
10 if I could and they're going to be variations
11 on the same question but perhaps one from the
12 coach's perspective and then one from Mr.
13 Hibbert's perspective as a student athlete.

14 Coach, we talked a little bit
15 before you arrived about, and I used the
16 analogy of an arms race so to speak in terms
17 of universities continuing to upgrade their
18 facilities in a race to recruit the best and
19 the brightest athletes, and we talked a little
20 bit with Mr. Muir about how, to an extent
21 that's part of what's happening here but
22 you're not necessarily trying to simply

1 upgrade to the next model of the Bentley.
2 You're simply trying, to an extent, catch up.
3 And I think Coach Urick used the expression,
4 hey, we've had a slingshot for the last few
5 years as opposed to really keeping up in arms
6 race.

7 From your perspective as a coach
8 in one of the major programs, how serious is
9 that for you from a sustainability, from a
10 viability standpoint in terms of the
11 university continuing to maintain its
12 competitiveness if you will and satisfy those
13 expectations that you have? How serious is
14 that is an issue for you from the standpoint
15 of the athletic training facility coming
16 online potentially?

17 MR. THOMPSON: It is imperative
18 for our existence as a Division I Program, I
19 mean not just top level as a Division I. You
20 talked about a Bentley and the coach said we
21 have a slingshot and if we're going with cars,
22 you know, I think we currently have a Pinto,

1 and this is just trying to be a good Chevy.

2 I mean in no way, shape or form is
3 this facility going to put us into the arms
4 race. We still will be significantly behind
5 our peers relative to facilities. This would
6 just put us in a position where we can work,
7 where we can practice, where our guys can have
8 access to a place year round. And that is
9 imperative. We do a lot with smoke and
10 mirrors but at some point the disparity
11 between where we are and where everyone else
12 in terms of recruiting.

13 See the way I look at it is two
14 different facets. Yes, as a coach we want the
15 biggest and the prettiest so we can show
16 recruits we have the biggest and the
17 prettiest. And that is part of this but that's
18 not the main part. For me, it's more once I
19 have the guys that we have, we don't have an
20 environment and a situation that's conducive
21 to teaching and to learning year round.

22 So it's not just hey for show,

1 because that's what a lot of the big state
2 schools you know they go overboard just for
3 show, to say we have the best. I don't need
4 the best, I don't want the best. I'll take
5 that back, I do want the best. But right now
6 we are at a point where we are behind relative
7 to what we need for their growth and their
8 development. It's not about the show, it's not
9 about the arms race. Like I say, we want to
10 go from the Pinto to the Chevvy and with the
11 Chevvy we can keep up with the guys with the
12 Bentley.

13 COMMISSIONER ETHERLY: I
14 understand and I appreciate that. I think it
15 came through very clearly in the written
16 submittals that this was not about simply
17 trying to upgrade to the next level of luxury,
18 but this was simply about getting to a
19 position where you make the best of what you
20 have and given the constraints of the campus
21 as it currently exists and the overall space
22 that you have, this is the best possible

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1 scenario to help you address those needs. So
2 I definitely appreciate your response on that.

3 Let me turn to you, Mr. Hibbert.
4 First of all, thank you very much for your
5 time and I'll say in advance to all of our
6 student athletes thank you very much for your
7 time this evening. There are a lot of suits
8 in the room, a lot of pay checks in the room,
9 but for me and I'm sure for all of my Board
10 members, your time is perhaps the most
11 valuable so thank you all for being here. Mr.
12 Hibbert, congratulations on a wonderful season
13 and one to come.

14 From your standpoint as a student
15 athlete, I'll just say it bluntly, how bad was
16 it? You had an opportunity perhaps over the
17 course of your career here at Georgetown to
18 see other facilities, to compare. You perhaps
19 had a chance to visit other institutions
20 during your recruiting swings. I'll respect
21 the fact, if you want to speak very carefully
22 because, of course Coach is sitting here. But

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1 from the standpoint of just how that disparity
2 that we've talked a little bit about, how
3 obvious was it? How blatant was it for you?

4 MR. HIBBERT: There's a big
5 difference. We travel to I think it's like
6 Cincinnati, they have like a great facility,
7 they have weight rooms and weight trainers at
8 their disposal right there in their own gym.

9 We have to go up to Yates when we
10 have to work out and lift and obviously, you
11 know, we have to share the weight room with
12 other teams and everything. So obviously a
13 facility that will have just you know
14 basketball that would help us out a lot
15 because obviously our time could be used
16 better instead of just having to plan out
17 we're going to lift at a certain time, we can
18 lift and get ready for the next point in
19 practice right away.

20 So obviously when we go to other
21 places I talk to other people on the teams and
22 they say that, you know, obviously our

1 facilities are a lot better than the ones at
2 Georgetown. So there's a little pride thing
3 to that too, but we work what we have and
4 Coach Thompson has taught us you know we have
5 this and we're going to work with it and we're
6 going to take baby steps and keep working.

7 COMMISSIONER ETHERLY: So from
8 your standpoint, would it be fair to also say
9 that were the athletic training facility to
10 come online it would enable you to make even
11 more efficient use of your day? I mean you
12 already have to be very efficient just because
13 of all the commitments and responsibilities
14 you have, but it would enable you to be even
15 more efficient and effective with your time?

16 MR. HIBBERT: I believe so
17 because obviously we can get a lot more done
18 in a shorter period of time if we wouldn't
19 have to worry about going up to lift or, you
20 know, when we'd have to be able to use the gym
21 in the mornings, afternoons or at night, so I
22 think it would be more efficient.

1 COMMISSIONER ETHERLY: Excellent.

2 Thank you. Coach?

3 MR. THOMPSON: When we travel we
4 try not to let them see what everybody else
5 has.

6 (Laughter)

7 We keep them in the hotel room and
8 then go right to the arena for the game and we
9 don't go exploring too much.

10 COMMISSIONER ETHERLY: I
11 appreciate that. Excellent. Thank you.
12 Thank you Mr. Chair.

13 CHAIRMAN HOOD: Okay. So Coach
14 Thompson, if I understand, I'm trying to
15 reference it. I understand that progress is
16 happening, would you say that this is
17 basically the same facility as, I'm going to
18 name one of your players, Tom Skates, are they
19 still playing the same operation and you know
20 Tom Skates I'm sure. Are they playing the
21 same type of facility that Tom came up in when
22 he was playing at Georgetown?

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1 MR. THOMPSON: Not just Tom
2 Skates but those that played 20 years before
3 Tom Skates.

4 CHAIRMAN HOOD: Okay.

5 MR. THOMPSON: And what has
6 happened in time frame and Mr. Muir knows the
7 numbers better than I do, but the number of
8 sports and the number of athletes and the
9 number of teams that use the facility has
10 increased whereas we're still in the same
11 space. And I'm going to make these numbers
12 up because I don't know for sure, the facility
13 was built for nine sports and now we have 27
14 that are using it. The facility that was
15 built for you know whatever, 50 athletes, 60
16 athletes and now we have 700 and some change
17 using it.

18 And like I say we even have the
19 exact same place, the exact same office space,
20 exact same locker rooms, exact same gym that
21 Tom Skates had when he was there and probably
22 everyone a few years before him.

1 CHAIRMAN HOOD: Thank you. That
2 gave me a better reference. Commissioner
3 Jeffries?

4 VICE CHAIRMAN JEFFRIES: Thank
5 you. Just a quick question, Ms. Dwyer, if you
6 could walk me through as it relates to the
7 variance request for the new science center.
8 Can you just walk me through the extraordinary
9 and exceptional circumstance and then the
10 practical difficulty?

11 MS. DWYER: All right. And I'll
12 refer you to page 17 of our statement and it
13 talks about the exceptional conditions that
14 apply to the project and here we have an
15 unusual piece of property. It's a campus
16 property, it's not a single lot or a single
17 development in a neighborhood but it's very
18 much part of a campus and it's unusual as well
19 because of the changes in grade and the
20 location on the interior of the campus.

21 And because of the fact that the
22 university is not only subject to zoning but

1 also to historic preservation, it's in the
2 Georgetown Historic District, we have to go
3 through the Old Georgetown Board and the
4 Commission of Fine Arts. And their view of
5 the design is that they would like to see the
6 project that you see, one that has an
7 integrated design, that's very much in keeping
8 with the remainder of the campus, and it's
9 practically difficult to do that without the
10 requested variance for leave.

11 In addition, the other unusual
12 condition here is that the university, the
13 president of the university has made a
14 commitment for all future buildings to achieve
15 lead silver certification and for this
16 building, for the science building, in order
17 to house the equipment that they're using that
18 enables them to achieve that certification,
19 that equipment has to be on the top of the
20 building for ventilation purposes. And all of
21 those I think contribute to the unusual
22 conditions, practical difficulties.

1 In terms of no adverse impact,
2 again, interior of the campus not visible,
3 there's no adjacent property owner, no impact
4 on light and air and no visual impact.

5 VICE CHAIRMAN JEFFRIES: Okay.
6 And going forward you said the president or
7 university has committed to lead
8 certification?

9 MS. DWYER: Yes. Yes. Now the
10 multi-sport facility, because of the nature of
11 that facility and the fact that it's already
12 existing will probably not achieve lead
13 silver. But the president has made a
14 commitment that for the athletic training
15 facility and, the science building and all
16 future projects, the university's commitment
17 is to achieve at least lead silver
18 certification.

19 VICE CHAIRMAN JEFFRIES: So will
20 you be coming back to this Commission for an
21 additional amendment before the expiration of
22 this current campus plan?

1 MS. DWYER: An additional
2 amendment? We'll be coming back to you with
3 an updated campus plan, yes.

4 VICE CHAIRMAN JEFFRIES: An
5 updated campus plan that starts after 2010?

6 MS. DWYER: That's correct. And
7 that process because of the nature of a campus
8 plan process is already underway at the
9 university to begin thinking where do we want
10 to be in ten and 20 years. And the lead
11 silver will be part of one of the goals of
12 that campus plan.

13 VICE CHAIRMAN JEFFRIES: Okay.
14 And I sort of go back to Coach Thompson's
15 comment about Pinto to Chevy and that sort of
16 dovetails nicely with the whole notion of
17 planning because another two or three years
18 you know you might find that you have to move
19 from a Chevy to the next model up. And
20 hoping that you can capture as much as
21 possible and do the proper planning going
22 forward.

1 MS. DWYER: Yes. I think the
2 athletic department at the university will
3 have a lot of input into the next campus plan
4 to make sure that they sustain the level that
5 they need in order to remain competitive.

6 VICE CHAIRMAN JEFFRIES: I went
7 to Notre Dame and I have to tell you, I mean
8 you see--

9 CHAIRMAN HOOD: We won't hold
10 that against him.

11 VICE CHAIRMAN JEFFRIES: And
12 obviously I mean the sports facilities are so
13 integral to the overall university and the
14 planning. I mean it's such a driver. But
15 anyway thank you.

16 CHAIRMAN HOOD: Okay. Thank you.
17 Any other questions? Mr. Turnbull?

18 COMMISSIONER TURNBULL: Yes, Mr.
19 Chair. I just wanted to ask to confirm with
20 Ms. Dwyer about the ATF building. You said
21 you still had to have review?

22 MS. DWYER: Yes.

1 COMMISSIONER TURNBULL: I'm
2 assuming that we're looking at primarily fine
3 tuning architectural items?

4 MS. DWYER: Primarily. I can ask
5 Mr. Brangman to address this, they have asked
6 the university to look at whether the height
7 could be reduced, but because of the nature of
8 the facility and the kinds of uses that go in
9 there, I don't think the university will be
10 able to reduce the height so they are looking
11 at the treatment of the facades and other
12 architectural details to minimize the height.
13 But it may be that they're able to compress a
14 couple of the floors, in which case there
15 would be a reduction in height. But there
16 would be absolutely no increase in height and
17 no increase in density.

18 COMMISSIONER TURNBULL: But
19 basically we're still looking at the same
20 scope of a building? I mean size wise, the
21 footprint is going to remain the same?

22 MS. DWYER: Yes.

1 COMMISSIONER TURNBULL: I mean
2 you can maybe compress some height but you're
3 not going to obviously get any smaller?

4 MS. DWYER: That's correct.

5 COMMISSIONER TURNBULL: And I'm
6 assuming that we're still looking at brick the
7 gable ends as much as possible in sections?
8 Again trying to reflect the character of the
9 campus.

10 MS. DWYER: Yes. Absolutely.

11 COMMISSIONER TURNBULL: Thank
12 you.

13 CHAIRMAN HOOD: Any other
14 questions?

15 COMMISSIONER ETHERLY: One final
16 question Mr. Chair and I'm actually going to
17 veer into the architectural side so this will
18 perhaps be for Mr. Brangman.

19 With respect to the ICC, that is
20 the building that will be immediately to the
21 east of the new science center correct?

22 MR. BRANGMAN: Correct.

1 COMMISSIONER ETHERLY: What's the
2 space between those two buildings? Will you
3 still have a walkway or are those buildings
4 aligned such that you're literally looking at
5 one on top of the other? I'm kind of just
6 anticipating the impacts that will happen to
7 the I guess that will be the east facade of
8 the ICC building?

9 MR. BRANGMAN: Right. This is a
10 blow up of the site plan for the new science
11 building that sits here. This the ICC here,
12 this is Tondorf Drive which is the north-south
13 connector through the campus. And much like
14 we did with the Southwest Quad it's more of an
15 urban field in those areas, the relationship
16 of those buildings, where essentially you have
17 a 24-foot wide street and then also in the
18 case on the west side, there will be the
19 introduction of a new sidewalk and also a new
20 planting strip which goes right along next to
21 the new science center.

22 The sidewalk that is on the east

1 side is currently hard up against the ICC,
2 that's an existing sidewalk there now which
3 actually doesn't get used much. If you had a
4 few of the students talk and you asked them
5 what's the easiest way to get up and down
6 Tondorf, they'll tell you it's walking up and
7 down the street and not using that sidewalk on
8 the east.

9 So our intent is to get a much
10 more generous sidewalk on the wester side of
11 that street, of Tondorf, in order to enhance
12 pedestrian movement north and south.

13 We do recognize, however, that
14 this is much more of an urban context. As it
15 is down here on the lower portion of the site
16 the street conditions to the buildings than
17 what may be the case in some other areas of
18 the campus. But we think that this will work
19 well.

20 COMMISSIONER ETHERLY: Excellent.
21 Thank you.

22 CHAIRMAN HOOD: Okay. Any other

1 questions? Okay. Hold tight and let's see if
2 we have a representative from ANC-2E who would
3 like to cross examine? But I mean right now
4 we're at the point where if the ANC wants to
5 cross examine, I know you're running a little
6 late so okay. Okay.

7 Okay. With that I would like to
8 thank you Mr. Hibbert and believe me I was
9 definitely joking when I was talking about
10 this five up here. I want to thank Coach
11 Thompson, Coach Urick and also Mr. Muir the
12 athletic director for you guys taking the time
13 to come down and testify. It was very
14 helpful. Thank you very much and good luck.
15 Kevin's my man. Thinking about playing you
16 guys my feet start hurting so I shouldn't
17 probably have said it. Okay. Thank you
18 again.

19 Okay. Now we will move to our
20 Office of Planning Report. Mr. Mordfin? Mr.
21 Lawson?

22 MR. MORDFIN: Good evening. I'm

1 Stephen Mordfin with the Office of Planning
2 and Georgetown University does propose to
3 construct and athletic training facility, a
4 new science building, a multi-sport facility
5 and a sports facility that has been reduced in
6 size since it was approved for further
7 processing by Case No. 05-31 in 2005.

8 Since that time the applicant has
9 determined that the needs of its athletic
10 programs have changed, the size of the multi-
11 sport facility has been reduced in size and
12 the student athletic facilities transferred to
13 the now proposed athletic training facility.
14 However, as this is a building that is not
15 included in the current campus plan, a campus
16 plan amendment is necessary.

17 The site of the athletic training
18 facility is currently developed as outdoor
19 tennis courts. As the site is currently used
20 for athletic purposes, the location of the
21 athletic training facility at this location is
22 logical.

1 Density required for the
2 construction of this building is proposed to
3 come from portions of the multi-sport facility
4 that are being transferred to the athletic
5 training facility. However, as the university
6 has a greater need than anticipated at the
7 time of the approval of the campus plan for
8 athletic programing, additional densities are
9 proposed to come from MHC-1 an as yet
10 unplanned medical health care building.

11 Therefore, a campus plan amendment
12 is necessary for the university to construct
13 this athletic training facility in light of
14 its changing needs.

15 Further processing is then
16 required in order to allow this facility to be
17 built.

18 Further processing is also
19 required to build the modified multi-sports
20 facility. As this building is still proposed
21 to host athletic events, the Office of
22 Planning recommends that the same condition

1 that was previously approved for the multi-
2 sports facility, that all athletic events at
3 the multi-sports facility expect to draw over
4 100 visitors, shall begin before 4 p.m. or
5 after 7 p.m. be applied also to the new multi-
6 sports facility building.

7 The university is also seeking
8 further processing for the construction of the
9 new science building. This building is
10 included within the campus plan. However,
11 special exception is required to reduce the
12 setback of the roof structure and a variance
13 is required to increase the height of the roof
14 structure.

15 These are necessary because as a
16 science building with lavatories, adequate
17 ventilation must be provided which includes
18 additional ventilation equipment that must be
19 located on the roof to adequately ventilate
20 the building.

21 The Office of Planning recommends
22 approval of the application as submitted,

1 subject to the condition that all athletic
2 events at the multi-sport facility expected to
3 draw over 100 visitors shall begin before 4
4 p.m. or after 7 p.m. Thank you.

5 CHAIRMAN HOOD: Thank you very
6 much, Mr. Mordfin. I will tell you that I
7 think your Office of Planning report was very
8 well done and it was very insightful for my
9 benefit. So want to thank you.

10 MR. MORDFIN: Thank you.

11 CHAIRMAN HOOD: Colleagues, any
12 questions of Office of Planning? Okay. Does
13 the applicant have any?

14 MS. DWYER: No questions.

15 CHAIRMAN HOOD: Okay. ANC have
16 any questions?

17 MR. SOLOMON: No.

18 CHAIRMAN HOOD: Okay. Thank you.
19 All right. Let's move right along with the
20 agenda. Report of other government agencies.
21 We have I don't know if you saw this, Report
22 from Department of Transportation?

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1 MS. DWYER: Yes we have.

2 CHAIRMAN HOOD: Okay. You've
3 already seen it. In the Department of
4 Transportation's Report it says the project
5 will have negligible impacts on the
6 transportation network according to DDOT, has
7 no objections to the proposal. And that is
8 Exhibit No. 26. And I think that's all we
9 have.

10 Now we'll do report of Advisory
11 Neighborhood Commission 2E. If you can come
12 forward and I think we have a number of
13 designates. Ed Solomon, that's you? I got it
14 right the first time, okay good. Have a seat,
15 identify yourself and you can begin your
16 testimony.

17 MS. DWYER: Mr. Chair, I'm not
18 sure that Ed Solomon was here for the swearing
19 in.

20 CHAIRMAN HOOD: Oh Ms. Dwyer, you
21 don't believe Mr. Solomon will tell us-- If
22 you can stand and take the oath Mr. Solomon.

1 (THE WITNESS IS SWORN)

2 MS. DWYER: I just want his
3 testimony to have great weight.

4 CHAIRMAN HOOD: I understand. I
5 said that and I probably shouldn't encourage
6 that but you've got to have some fun some
7 time.

8 MR. SOLOMON: Good evening. I
9 will read the ANC motion into the record. On
10 October 3, 2007, ANC-2E held a regularly
11 scheduled public meeting which was duly
12 noticed and attended by all seven
13 commissioners constituting a quorum.

14 At the meeting the Zoning
15 Commission Case No. 07-23 was discussed.
16 After deliberation Commissioner Lowenstein
17 introduced a following motion which was
18 adopted by the Commission with a vote of 6-1
19 for the science center and an unanimous vote
20 for the multi-sport facility and athletic
21 training facility.

22 ANC-2E has no objection to the

1 proposed height variance and setback exception
2 for the Georgetown University's Science Center
3 given the unusual circumstances of the
4 application.

5 First, the science center cannot
6 be seen from anywhere other than the
7 university property. This makes the proposed
8 height variance and setback exception for a
9 non-conforming penthouse on a science center
10 very unusual in that the visual impact will be
11 exclusively on the applicant's property.

12 Second, Georgetown University's
13 goal of achieving lead silver certification
14 for the science center is meritorious. Given
15 these highly unusual circumstances, ANC-2E has
16 no objection if the Zoning Commission applies
17 its normally stringent standards for a
18 penthouse variance less rigorously in this
19 case and approves a variance and exception.

20 ANC-2E wishes to emphasize however
21 that such a decision should not become
22 precedent for no more cases where an

1 applicant's property can be seen from public
2 or other privately held properties.

3 ANC has no objection to approval
4 of Georgetown University's multi-sports
5 facility and athletic training facility
6 provided the university agrees that these
7 facilities will not be used for a revenue
8 generating non-university related events. The
9 Commission understands that the university
10 agrees with this limitation. Thank you.

11 CHAIRMAN HOOD: Mr. Solomon, I
12 will tell you, Mr. Solomon, a number of
13 questions. I don't know if you've heard a
14 number of questions that I know that my
15 colleagues have asked come straight from your
16 letter so you guys have a done a great job.

17 But I will take note and say I
18 think the last paragraph you say that such a
19 decision should not become precedent. When I
20 read that I will tell you that this Commission
21 takes, we work with those issues on a case by
22 case basis, we're not setting precedent down

1 here in this case. Any questions of the ANC?

2 Okay. Does the applicant have any questions?

3 MS. DWYER: No questions.

4 CHAIRMAN HOOD: Okay. All right.

5 Thank you Mr. Solomon. Okay. Now I have a
6 list, how many people are proponents of this
7 particular project? Just raise your hand and
8 let me get a reference. Okay. Everyone who
9 wants to speak in support of this project I'm
10 going to start with that group. From the list
11 it's just persons in support.

12 Benjamin Shaw? And if I mess up
13 your name, just come forward. If it sounds
14 anywhere near it, it's you.

15 Kathleen Chapman? Kathryn, I'm
16 sorry. Christopher Williams? And let's see
17 if we can do this one, Miles Cass? Okay.
18 Each of you have three minutes. Mr. Shaw? Oh
19 ladies first, I'm sorry. I like that. Okay.
20 I like that.

21 MS. CHAPMAN: Hi. I'm Kathryn
22 Chapman. I am a junior in Georgetown's

1 undergraduate college of Arts and Sciences so
2 I'm coming from just a regular student's
3 perspective. I'm not a student athlete,
4 although I am an athlete. I was in high
5 school. So the new basketball facility would
6 be great to get the basketball players out of
7 the gym that we now work out in because it's
8 small to begin with. And so we would love to
9 have more space.

10 So I'm a math major which is
11 classified as a science so I actually have had
12 classes in the Reiss science building. It's
13 very old and outdated, even the desks like
14 have writing on them. They're too small. In
15 the laboratories the equipment is old, just
16 very old, probably older than me. So it would
17 be great just to have a state of the art
18 facility.

19 And in terms of the multi-sport
20 facility, I think athletics is a lot of the
21 reason why people apply, like perspectives
22 apply to college and it makes a very big

1 difference if we have a nice facility to
2 attract perspective students and especially
3 with our lacrosse team, which I'm pretty sure
4 is ranked Top Ten, I think they should be able
5 to play in a great facility.

6 And also if we can attract more
7 perspective students then the school can be
8 more selective in who they accept and,
9 hopefully, raise our ranks. That's it.

10 CHAIRMAN HOOD: Thank you. If
11 you can just hold your seat, we may have some
12 questions. Mr. Shaw?

13 MR. SHAW: Yes. My name's Ben
14 Shaw, I'm the student body president this year
15 and I mean I'm by no means a student athlete,
16 I'd probably get creamed if I played football.
17 You saw Roy Hibbert, you see me. I mean I'm
18 not going to be playing basketball. And I
19 mean any time I crack a C in a science class,
20 I'm delighted.

21 So none of these are necessarily
22 in direct relation to me but I mean there's

1 certainly significant carry over effect.

2 First of all, I mean just the
3 multi-sport facility; a reporter from the New
4 York Times sports page called me about a week
5 and a half ago and just the kind of line of
6 questioning basically was he was wondering why
7 Georgetown is this sort of institution that is
8 elite by almost any measures playing in this
9 facility that's unremarkable, I think was what
10 he used which is kind of putting it
11 charitably.

12 So I mean I think that that's
13 certainly significant and that people are
14 aware of that.

15 The same would go for the science
16 building. I mean I give campus tours
17 occasionally and you're talking about how
18 Georgetown has a good science program and then
19 they sort of walk in front of the science
20 building and you see people kind of looking
21 back and forth and thinking really, you know,
22 you're trying to tell me that this school has

1 an elite science program when we can see the
2 building right here.

3 And then finally I mean I think
4 just the practice facilities are pretty
5 important. I mean I think it's remarkable
6 that we do have the sports programs we do
7 given our facilities. And I mean even if you
8 weren't a student athlete you know I mean when
9 the basketball team is doing well just
10 everything is better, the grass is greener,
11 your food tastes better. I mean your work
12 goes quicker. I mean I'm sure Commissioner
13 Etherly when the team was doing well you were
14 referencing your Georgetown law degree a
15 little bit more.

16 I mean there's just a lot of pride
17 that goes into that. So I mean I think
18 certainly even if you don't personally use
19 these facilities, you certainly are affected.

20 CHAIRMAN HOOD: Okay. Mr.
21 Williams?

22 MR. WILLIAMS: Good evening

1 everyone. I'm Christopher Williams and I'm
2 here to speak in support of the construction
3 of the new science center. I am a member of
4 the graduate School of Arts and Sciences and
5 I'm in my second year in a Ph.D program.

6 I initially heard of the plans for
7 the new science building when I came here in
8 the summer of 2006 and I was pretty excited
9 that I'd have a chance to work in the new
10 building and then I realized that I would
11 graduate before it would be completed.

12 And most of my life revolves
13 around our current science building and this
14 is where my lab space is, this is where I take
15 classes, and I attend meetings and seminars.
16 And during the week I spend about twice as
17 much time on campus and in the lab than I do
18 at home each day.

19 And the need for the building is
20 monumental. I mean Reiss lacks adequate class
21 and lab space and while lab equipment still
22 functions, many pieces could stand to be

1 upgraded. Some of the undergraduate classes
2 are so cramped that some students have to
3 write with their books in their laps instead
4 of actually having desks to write on. And
5 there are also not many rooms available for
6 exit seminars and other scientific talks.

7 In many instances, if you do not
8 schedule to use a room far in advance you may
9 have to use a room in another building. And
10 in science communication is central to
11 performing good research because we invite
12 speakers and also you need to have small
13 conversations with your lab mates throughout
14 the day and that's very difficult when your
15 lab is separated between three and four
16 separate rooms on one floor.

17 And the new science center will
18 also add a touch of architectural beauty to
19 the former parking lot right beside the Leavey
20 Center. And it will also create much needed
21 space for the undergraduate and graduate
22 scientists and it will be more environmentally

1 friendly than Reiss is. And, as you know,
2 the building will be lead silver certified.
3 And the new science center is designed so that
4 it minimizes energy and water use but it also
5 will give scientists the chance to do high
6 caliber science.

7 And between the new business
8 school and the new science center there's a
9 quad with green areas and walkways where
10 students could relax or possibly study.

11 And because the science center is
12 going to be constructed between existing
13 buildings, it is not adding to the campus size
14 or to the student population, but it is making
15 a better use of the land for the existing
16 students and faculty. And the construction of
17 the new science center displays that
18 Georgetown is committed to scientific research
19 and maintaining environmental standards.

20 Thank you.

21 CHAIRMAN HOOD: Thank you. Mr.
22 Cass?

1 MR. CASS: My name is Miles Cass
2 and I'm a senior captain of the Georgetown
3 Men's lacrosse team. Thank you all for
4 allowing me the opportunity to speak on behalf
5 of Georgetown University.

6 My fellow captains and I are here
7 to address the critical needs of the
8 university for future generations of
9 Georgetown students. We are advocates in
10 their legacy.

11 In the next few minutes I'd ask
12 you to consider my vision for one of America's
13 great national universities. Imagine as you
14 do this that you are listening to your own son
15 or daughter, your own niece or nephew, to your
16 own grandchild or perhaps to echoes from your
17 own memories from when you were my age.

18 I pose the question: How does the
19 progress of the university relate to that of
20 the students it serves? In making my
21 decision to attend Georgetown I considered
22 academic, athletic and social attributes of

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1 the school. But another factor ultimately
2 sold me on becoming a part of this community.
3 It was an intangible quality of supreme
4 importance, namely the commitment of the
5 university to exemplify excellence in whatever
6 endeavor it took part. The fulfillment of
7 this vision during my tenure at Georgetown
8 with respect to athletic programs has not been
9 met.

10 In order to develop each athlete
11 to the greatest extent possible in terms of
12 skill, fitness, competitiveness and leadership
13 ability, our facilities need to meet minimum
14 standards. They don't. And to me that is a
15 lost opportunity to educate fully our students
16 who have chosen the mental and physical
17 discipline of Division I sports as one of
18 their vehicles for personal growth.

19 What are the shortcomings that
20 fail to nurture excellence. Without locker
21 rooms teams are like a family without a home.
22 It becomes more difficult to function as a

1 team. Solve team problems and nurture
2 leadership when there's no area of our own to
3 conduct such team activities. Lacking
4 adequate training facilities. Athletes cannot
5 test the limits of their own work ethic
6 because the area simply is too crowded to
7 condition properly.

8 What benefit will be rendered or
9 conferred by the completion of the proposed
10 facilities? The answer lies at the heart of
11 the true Georgetown Jesuit mission --
12 educating men and women for others.
13 Essentially, the university's undertaken the
14 tall task of developing society's leaders,
15 certainly the men and women who attend
16 Georgetown are of a high character and
17 ability. But this university is determined to
18 stretch us to exceed what we thought were our
19 limits, to make us stronger by helping us find
20 out who we are in and through our work.

21 It is not good enough for a
22 university of Georgetown's stature to meet

1 this goal in one area. It is imperative that
2 it be met across the board.

3 Today we do not offer our student
4 athletes the best opportunity to succeed on
5 the playing field and, more importantly, as
6 individuals. This can change. We ask you to
7 embrace our vision and help us to realize the
8 potential for excellence in this integral
9 component of a Georgetown education.

10 We as a university are committed
11 to nurture leadership, work ethic and
12 character. These proposed facilities can help
13 to usher in an era where Georgetown fulfills
14 more of its potential as a laboratory for
15 lessons in leadership.

16 CHAIRMAN HOOD: Did you finish
17 your testimony?

18 MR. CASS: That's it.

19 CHAIRMAN HOOD: Okay. Mr. Cass,
20 to start off you're making me feel kind of
21 old. Let me ask you a quick question. You're
22 on the lacrosse team and we haven't talked a

1 whole lot about lacrosse.

2 Now I think in the testimony you
3 were having to change where you can when you
4 change up for practice. Is that the case?
5 Where do you actually change?

6 MR. CASS: Yes. I actually
7 never enter McDonough. I change at my house
8 and then I have to walk, it's almost a mile,
9 actually maybe a little bit less, might be
10 three-fourths of a mile down to the playing
11 facility.

12 And then two days a week, after I
13 finish working out I have no opportunity to
14 shower. I immediately go to class for two
15 hours and then around nine o'clock I'll go
16 home and I'll shower. All the while I'll have
17 to carry my equipment with me because there's
18 no place to store it.

19 CHAIRMAN HOOD: So you practice
20 in the morning?

21 MR. CASS: We practice at one
22 o'clock in the afternoon.

1 CHAIRMAN HOOD: Okay. All right.
2 Thank you very much. Question Mr. Jeffries?

3 VICE CHAIRMAN JEFFRIES: I
4 haven't a question. Obviously I mean the
5 students really made a case, I mean I look at
6 Georgetown University as a national
7 university, I would imagine the endowment, I
8 don't know where it ranks. Oh it's not that
9 great? Oh.

10 COMMISSIONER TURNBULL: Mr.
11 Etherly, get your wallet out. Get your
12 wallet out.

13 VICE CHAIRMAN JEFFRIES: I mean
14 these stories, I have to tell you that some of
15 your testimony it sounds like you're talking
16 about a District of Columbia public school.
17 I mean it's really pretty-- No, I mean that's
18 a fact. It's a fact. I mean it's not to say
19 that it's correct but it's a fact.

20 And it's just somewhat startling
21 to hear some of the commentary about you know
22 the conditions and so forth at a national

1 university. So clearly I mean the case has
2 been made. But I go back to this endowment.

3 MS. DWYER: If I could just make
4 one statement. Georgetown like other
5 universities in the last ten years has had
6 enormous pressure to build on campus housing
7 and a lot of the money that the university
8 could spend on these facilities was instead
9 focused on that.

10 And now that it has caught up in
11 that area and in fact has these wonderful on
12 campus housing projects, now it's free to look
13 at some of the other areas.

14 COMMISSIONER TURNBULL: Okay. So
15 you prioritize, you focus more of the monies
16 on residential housing and less on academic
17 buildings and facilities? That's what you're
18 saying.

19 MS. DWYER: It had to prioritize.
20 It had to do with a certain amount of on
21 campus housing and now it's looking at
22 academic and athletic facilities that are very

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1 much in need of substitution and renovation
2 and new development.

3 VICE CHAIRMAN JEFFRIES: Okay.
4 Well I mean if you want to respond but I just
5 you know your commentary is somewhat sobering,
6 I mean in terms of the conditions. I mean I
7 know that people come here and really try to
8 relay concerns and making the case for
9 improvements to the campus or wherever, but
10 it's just you know, but anyway I appreciate
11 your coming down.

12 CHAIRMAN HOOD: Commissioner
13 Etherly?

14 COMMISSIONER ETHERLY: Thank you
15 very much, Mr. Chair. Very briefly, but thank
16 you. I'm sorry would you like to respond?

17 MS. CHAPMAN: I don't want it to
18 sound like that we're just kind of complaining
19 about our university. I can speak for myself
20 and hopefully and hopefully for everyone.
21 Like we're very, we love the quality of our
22 education so it's not that we're speaking

1 poorly about Georgetown that you know like it
2 doesn't meet our academic needs.

3 But we also feel that our athletic
4 department and our sciences should be brought
5 up to a higher level. I don't want it to
6 sound like that we're comparing ourselves to
7 D.C. public schools because we know it's not.

8 VICE CHAIRMAN JEFFRIES: I'm
9 sorry. I mean don't, I mean that was more you
10 know dramatic than anything but I just wanted
11 to sort of try to crystallize it. Some of the
12 comments that Mr. Williams made here just you
13 know were somewhat startling to me. But
14 anyway.

15 COMMISSIONER ETHERLY: No, I mean
16 just to piggyback both on your reply to Mr.
17 Jeffries and Mr. Jeffries' line of
18 questioning. I think the testimony is offered
19 in a very direct and applicable way here.
20 This is a top notch university that demands
21 the utmost of all of its students, both
22 athletes and otherwise. And you're simply

1 here to say that we want to make sure that
2 that is absolutely the case across the board.
3 And I think that's a very fair point. There's
4 a lot that the university offers above and
5 beyond many other universities in our region
6 and throughout the country. So I definitely
7 appreciate the testimony of each of you. I
8 think your remarks have thrown into very clear
9 relief that just as much as we would talk with
10 Coach Thompson or Coach Urick or Mr. Muir
11 about the ability to recruit top student
12 athletes, you're here also to remind us that
13 this is also about recruiting top students.

14 Those of us who might not be
15 blessed with the athletic skills and might get
16 creamed, as one our witnesses indicated, but
17 I wanted to, pursuant to that point, ask
18 perhaps from all of you but feel free not to
19 respond if you don't feel the need to, from
20 the standpoint and perhaps especially for you
21 Ms. Chapman being a math major, from the
22 standpoint of recruitment, from the standpoint

1 of students who are pursuing hard sciences or
2 other disciplines, do you feel that there's a
3 need for the university to be vigilant about
4 its ability to compete in that arena compared
5 to other universities?

6 MS. CHAPMAN: I think so. Even
7 if you look at the registrar page there are
8 only about ten upper level math courses
9 offered. So if we have a facility and just
10 buildings where we can have classes and
11 teachers can teach more than one course
12 because the university is so pressed about how
13 many course we can have because there's just
14 not ample space. Did that answer the question
15 pretty well for all?

16 COMMISSIONER ETHERLY: Thank you.

17 MR. SHAW: I mean I would just
18 say that I've been having this conversation
19 with various students before I got down here
20 and I mean someone made the point that if
21 you're looking at the top 15, 20, 25
22 universities in the country, they're all very

1 similar. And when you're trying to attract a
2 talented applicant pool, I mean every little
3 thing makes a huge difference. And I mean
4 it's the little things you remember.

5 And so I mean if somebody gets
6 done with one of their tours, the thing that
7 they can remember about the university is this
8 decrepit science building that they saw at the
9 very end of the tour.

10 And by that same token, I mean I
11 think one of the things that really sets us
12 apart from a Harvard or a Princeton is you
13 know the flagship basketball program that we
14 have. And so I mean I think that we need to
15 do everything we can to sort of foster that,
16 sort of taking away this kind of mitigating
17 influence that some of these poorer facilities
18 might have.

19 COMMISSIONER ETHERLY: Excellent.
20 Thank you.

21 CHAIRMAN HOOD: Oh I'm sorry, Mr.
22 Cass go ahead.

1 MR. CASS: I just wanted to add
2 on to that. I mean hearing us deliberate
3 about recruits and players while they're
4 there, but I think there's a central message
5 that we need to understand, and that is we're
6 preparing people for the outside world.

7 And as I spoke of, you know, how
8 we find ourselves and we relate to others
9 outside of the university has much to do with
10 what we do while we're there. And if we're
11 not affording the student athletes with the
12 necessary amenities so that they can improve
13 themselves and better service the world while
14 they're out, then we've done a disservice far
15 beyond just not being able to compete in the
16 Big East or for us you know in the ECAC we've
17 done, in my opinion, a disservice to a much
18 wider array of people.

19 CHAIRMAN HOOD: Okay. I want to
20 thank you four for coming out and providing
21 testimony and also participating in the
22 process. I really want to thank you. Your

1 testimony was very helpful. One second ANC.
2 ANC, do you any cross examination of this
3 panel?

4 MR. SOLOMON: No.

5 CHAIRMAN HOOD: Okay. Thank
6 you. Thank you all for your testimony.

7 Okay. We'll speed this up a
8 little bit. I know I'm going to mess this up,
9 Patricia Peatrowicz and Joesph Fusco. Is
10 there anyone else who would like to testify in
11 support of this application? Anyone else who
12 would like to testify in support? Okay.
13 Seeing none, after these two finish we'll move
14 into opposition. Patricia and if you can help
15 me pronounce your last name.

16 MS. PEATROWICZ: Yes. I'm
17 Patricia Peatrowicz, 50 percent Polish. And I
18 am the Georgetown women's lacrosse captain.
19 And I also just wanted to thank the Zoning
20 Commission and the athletic department for
21 allowing the opportunity to speak tonight.

22 As has been previously expressed,

1 the facilities at Georgetown fall way below
2 the standards of any comparative Division I
3 university that we play. As student athletes
4 we spend a majority of our college career on
5 the turf, in the weight room, and in the
6 training room.

7 As we reflect back on our college
8 years, the memories we have will be dominated
9 by our athletic experiences both on and off
10 the field.

11 The Georgetown facilities in no
12 way enhance these experiences. Facilities
13 should provide athletes with the greatest
14 opportunities to succeed and allow athletes to
15 compete at the highest level possible.

16 If you look at numbers alone our
17 facilities are inadequate to do this and just
18 from a personal experience that I think a lot
19 of the women may relate to more in this room,
20 our locker room has 27 lockers. Our team has
21 32 players. And we have one bathroom. So
22 it's kind of tough to get ready for a game

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1 when we have one bathroom and 32 players.

2 It is clear that our athletic
3 facilities do not have the capacity to serve
4 27 Division I sports. And anyone who looks at
5 these numbers can see this.

6 However, what you might not see is
7 that it's a pride factor to represent
8 Georgetown University and to be a Georgetown
9 Hoya. And this pride does not come from our
10 facilities unfortunately. It comes from a
11 strong tradition of being a very strong
12 athletic competitor.

13 It is, to be very blunt,
14 embarrassing that we do not even show our
15 recruits our locker room or training room or
16 our weight room. Sorry, I lost my place.

17 The athletic facilities at
18 Georgetown are what you begin to call home
19 after four years, and a home to me is a place
20 that you should be proud of. It shouldn't be
21 something that you feel the need to hide or
22 skip over when you're trying to get the top

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1 recruits in the country to commit.

2 I am proud to be a Georgetown
3 athlete and I will be a Hoya at heart for the
4 rest of my life. But I am not proud of
5 facilities that our university currently
6 offers. The finishing of the multi-sport
7 facility and the addition of the new athletic
8 training facility will give the student
9 athletes, as well as the student body in
10 general, a starting point in reference to a
11 place that they are proud to call home.

12 CHAIRMAN HOOD: Thank you. Mr.
13 Fusco?

14 MR. FUSCO: Fusco. Joseph Fusco.
15 I'm here tonight to give you my personal
16 perspective as a Georgetown University student
17 on the importance of a new science facility
18 for Georgetown University, a long awaited
19 facility.

20 For Georgetown, the new science
21 building is necessary not only for the further
22 development of the university's longstanding

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1 research status but also to deal with the poor
2 conditions of the present building and its
3 facilities.

4 As an undergraduate at Georgetown
5 University, I carry out research in an
6 immunology laboratory focusing on the parasite
7 Giardia lamblia. Anyone who drank from a
8 spring while out on a hike can attest to the
9 unpleasant consequences of drinking a gulp of
10 diarrhea-causing Giardia parasites.

11 This parasite causes severe
12 diarrhea and dehydration, chronic infection
13 and sometimes death. The focus of my research
14 is the development of a vaccine possibly
15 saving hundreds of thousands of lives.

16 I enjoy the challenges of
17 scientific research, making breakthroughs in
18 some instances and in many others simply
19 falling flat on my face.

20 I, along with the members of the
21 Georgetown research community am motivated to
22 continue to ask questions and to search for

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1 answers. This collective enthusiasm allows
2 for advancements and innovations in numerous
3 fields, including biology, chemistry and
4 physics.

5 I am proud to state that the
6 research carried out by my fellow students and
7 the faculty contribute a great deal to the
8 prestige of our school. This in turn results
9 in the recruitment of bright minds to continue
10 in the tradition of tackling challenges.

11 As the chemists among us would say
12 the limiting in the elucidation of new
13 information and solutions to problems is the
14 lack of proper facilities. The present
15 building has poor working electrical outlets,
16 non-working sinks and simply not enough space
17 to accommodate the collaboration among various
18 individuals required in research communities
19 today.

20 The present facility was built in
21 the 1960s when researchers worked individually
22 and it was common to have labs shaped like

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1 rabbit tunnels. Today, research is not
2 carried out on an individual basis but by a
3 number of individuals in wide open lab
4 settings working together to find answers.

5 Some of my fellow biology majors
6 teaching in the D.C. public schools have told
7 me that even the labs in those public schools
8 are more spacious and technically advanced
9 than those at Georgetown.

10 Focusing on my specific research I
11 need quite a large amount of space to house
12 bulky electrical tools. Presently our
13 laboratory has to store the tissue-preparing
14 tools in the back room of another lab and has
15 the large freezer in the middle of the
16 hallway.

17 Along with the insufficient space
18 for collaboration, each time I move my tissue
19 samples around the building, human
20 experimental error increases exponentially.
21 Many of my fellow students do not have the
22 opportunity to house their materials in areas

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1 scattered throughout the building as I do, and
2 have to make do with what they can fit into
3 the small outdated lab facilities. Not only
4 does this hinder the research occurring at
5 present but the lack of space also prevents
6 the science department from taking on new
7 research faculty members who could in turn
8 provide new insights as well as expand the
9 present curriculum.

10 Allowing Georgetown University to
11 finally obtain the desperately needed research
12 facility not only provides students with
13 enhanced opportunities but benefits society as
14 a whole by allowing the taking of a concrete
15 step towards the advancement of important
16 scientific discovery.

17 CHAIRMAN HOOD: Have you finished
18 your testimony?

19 MR. FUSCO: Yes. Thank you.

20 CHAIRMAN HOOD: Okay. Thank you
21 both. Colleagues, any questions? And I
22 forgot does the applicant have any questions?

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1 MS. DWYER: No question.

2 CHAIRMAN HOOD: Did you have any
3 questions of the other witness?

4 MS. DWYER: I did not.

5 CHAIRMAN HOOD: Okay. Good. It's
6 better late than never. Does ANC have any
7 questions? Okay. Again, I want to thank you
8 both for your participation in the process.
9 Thank you.

10 Okay. Now we're going to move
11 right into our organizations and persons in
12 opposition and I have the list. Ms. Barbara
13 Zartman, Citizens Association of Georgetown.

14 MS. ZARTMAN: Good evening and
15 congratulations Mr. Chairman. And welcome
16 Mr. Etherly.

17 CHAIRMAN HOOD: Ms. Zartman, can
18 I ask you question. Do you have a written
19 statement for us?

20 MS. ZARTMAN: I do indeed.

21 CHAIRMAN HOOD: Let me ask, is
22 anyone else here in opposition whether you're

1 an organization or as a person? Anyone else
2 in opposition? Okay. You may begin Ms.
3 Zartman.

4 MS. ZARTMAN: My name is Barbara
5 Zartman and I'm here representing the Citizens
6 Association of Georgetown with their specific
7 direction.

8 I think one thing ought to be
9 clear from the very beginning. Since before
10 the new plan was adopted, CAG and the
11 community in general has supported the
12 creation of athletic facilities on campus, has
13 supported new academic buildings that would
14 enrich the quality of education at Georgetown.

15 My reason for being here is that
16 we have only two categories, support and
17 opposition, and what we really are saying is
18 that there are some conditions we would like
19 to have you consider that would make this a
20 far better resolution for both the community
21 and we think the university.

22 I'm going to follow the order of

1 the Office of Planning Report which I think
2 may be easier for us to deal with.

3 First, we would ask that the
4 Zoning Commission include in the averaging of
5 semesters when counting students the English
6 as a Second Language and other students who
7 come to Georgetown for the spring semester,
8 all of whom need housing.

9 For reasons no one I've spoken to
10 can fathom, they have been excluded from the
11 count of students so that when the spring
12 semester comes and Georgetown students go
13 abroad or elsewhere to study, the student
14 count drops, but their places are taken by
15 other students. And the impact on the
16 community is further burdened.

17 This increase in numbers when one
18 averages was acknowledged by the Court of
19 Appeals so that the student cap is no longer
20 an accurate measure.

21 We've spoken of revenue-generating
22 events at Harbin Field and elsewhere. I'm

1 pleased the university has agreed to that, it
2 was one of the original conditions not opposed
3 by the university, the Court or the community.

4 Basically, this is an effort to
5 say this facility is not to be used for rock
6 concerts or other entertainment venues.

7 The transportation management
8 program should be amended to provide every
9 encouragement for the use of Canal Road rather
10 than the Prospect Street entrance to campus.
11 This is in the Grove Slade report that's part
12 of the Georgetown application.

13 More than a decade ago the
14 community agreed to support the Canal Road
15 entrance construction in exchange for relief
16 on Prospect Street which is quite simply a
17 horror every evening.

18 From the report it seems that
19 Georgetown is now proposing that only visitors
20 and commercial vehicles need use Canal Road.
21 I hope you will ask me more about that.

22 Item 7 on page 2, the BZA accepted

1 the recitation of the ALL and SNAP programs
2 and other promotional efforts as proof of
3 acceptable behavior by on and off campus
4 students. Yet Georgetown adopts policies that
5 add serious burdens to the community. It
6 recently adopted a one keg policy for on
7 campus parties. While I laud the attempt to
8 curb alcohol use by students, this simply
9 means that the students will have keg parties
10 off campus in the community rather than on
11 campus.

12 We made requests, the ANC made
13 requests of the university to reconsider that
14 policy. We have seen no such commitment.

15 Along the same lines you may have
16 seen the rather humorous Apostles of Brian, it
17 was a fraternity house come religious
18 residence that students attempted to create so
19 that 15 students could live together in a
20 single house. Initially the university said
21 it wasn't any of their business to constrain
22 those students' behavior and only after it

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1 became rather a public scandal did the
2 university lend its hand to ending the
3 violation.

4 As to that medical building on
5 Reservoir Road, MedStar which operates the
6 northern facilities told the community very
7 clearly that there would be no physicians'
8 office building, MHC1 as it was referred to.

9 This pleases the community
10 greatly. We had agreed to the creation of a
11 physicians' office building at the very start
12 of the last campus plan because MedStar told
13 us it was necessary to keep the hospital out
14 of bankruptcy.

15 The thought that this building
16 will not be built is a source of great relief,
17 but just this evening Georgetown is proposing
18 that that building will be built in some
19 smaller size or dimension. We have no problem
20 in seeing the footage allocated to the current
21 facilities on the south campus, but we would
22 be very troubled if the new facilities you are

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1 here to consider tonight were built and there
2 was still a building on the north campus.

3 As to the variance. I have a
4 number of comments about the rooftop structure
5 which was described to the CAG board by
6 persons here tonight as about 30 feet high.
7 The Office of Planning Report says the
8 penthouse is 41 feet.

9 We have great trouble seeing
10 consistent drawings. Even the Old Georgetown
11 Board was reviewing drawings that were not to
12 scale. I don't know that any of them would
13 have realized that according to the drawings
14 in your application that long tower wall, or
15 the tall tower wall, appears to be 232 feet
16 high.

17 I don't know anything that would
18 be appropriate for that scale on this campus.

19 We have real concerns about lead
20 standards being used to justify hugely
21 oversize penthouses on campuses and elsewhere.

22 MS. DWYER: Mr. Chairman, I mean

1 the time limit has been exceeded.

2 CHAIRMAN HOOD: I know that. I
3 heard it and I understand, but Ms. Dwyer as
4 you know I take it in the context of exactly
5 how many people in opposition. We only have
6 one person and a few more minutes, a minute or
7 two will not hurt her I don't think. But if
8 you have an objection to me giving her another
9 minute, then please let me know.

10 MS. DWYER: I don't have an
11 objection to that. I have an objection to the
12 five minutes of her testimony that dealt with
13 campus plan conditions.

14 CHAIRMAN HOOD: I'm going to
15 address that. That's actually my first
16 question so maybe that objection was great.
17 But anyway Ms. Zartman, if you can wrap it up
18 and we'll give you one more minute.

19 MS. ZARTMAN: There are two more
20 paragraphs. Georgetown doesn't argue that
21 there's no alternative to this oversized
22 penthouse, just that the alternatives would be

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1 more expensive. You've been offered no
2 documentation. If the variance were to be
3 granted, I would hope there would be at least
4 highly specific language about unique
5 conditions that would limit the likelihood of
6 application elsewhere just as Georgetown cites
7 in this application, three other campuses as
8 justification here.

9 As I said, overall we have
10 supported facilities to benefit the student,
11 the sports programs, the academics on campus,
12 but the constant pushing of the envelope and
13 weakening of the protections for the
14 residential community in which the university
15 sits, is something that is a constant
16 difficulty for us and causes us to have to
17 appear in opposition to proposals. Thank
18 you.

19 CHAIRMAN HOOD: Thank very much
20 Ms. Zartman and I was not aware that there was
21 any opposition. The Commission goes, and I
22 know you've been on these issues a long time

1 and we respect your input but the Commission,
2 especially on Sundays when we're watching the
3 National Football League and other Saturdays
4 and Sundays we spend a lot of time analyzing
5 in the case and I know you're a volunteer
6 group and when I read -- I came in today for
7 no opposition because that's just what the
8 file said.

9 But let me ask you this, Ms.

10 Zartman, when I read these, and I have not had
11 a chance to fully digest this, most of it with
12 the exception of maybe two, as Ms. Dwyer
13 mentioned, this campus plan issue, at this
14 point in time what we have before us I don't
15 see it. I mean these are campus plan issues
16 as opposed to further process which is in
17 front of us. Help me understand how this
18 correlates or how this intersects, with the
19 exception of maybe two issues I see on here.

20 MS. ZARTMAN: I was as I
21 mentioned following the order in which Office
22 of Planning dealt with the topic tonight.

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1 CHAIRMAN HOOD: On page 2 of 9?

2 MS. ZARTMAN: A lot of the
3 issues are there on 2 of 9. They do relate to
4 compliance with the standards that are
5 included in the campus plan and the basic
6 standard for special exceptions. I mean the
7 burden is on the applicant to demonstrate that
8 the use is not likely to become objectionable
9 because of noise, traffic, number of students
10 or other conditions.

11 CHAIRMAN HOOD: Maybe I just
12 don't understand. Maybe my colleagues or
13 somebody can help me. I don't understand how
14 this correlates to that because in their
15 report on page 1 it talks about the
16 background. I guess bringing us up to speed on
17 at that time what the Board of Zoning
18 Adjustment dealt with. And these were part of
19 what was -- which would make something
20 approved. I don't see anything that says
21 negating us from moving forward with any
22 further process. I just don't and maybe I'm

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1 just missing it. I've missed it before.

2 MS. ZARTMAN: As an example, the
3 issue of use of the Prospect Street gate,
4 which is included in Mr. Slade's report, I
5 forget the appendix tab in your application.
6 For a dozen years we have expected that there
7 would be relief in the community from the
8 traffic generated at the entrance closest to
9 the facilities you're considering tonight
10 because of the availability of the Canal Road
11 entrance.

12 That entrance has finally been
13 constructed, it is nearly complete and ready
14 to be used and I was stunned to read in Mr.
15 Slade's report that Georgetown staff and
16 faculty would be parking on campus using the
17 Prospect Street gate.

18 I mean this is millions of public
19 dollars that went for this, there is a new
20 lane being built to connect the Canal Road
21 entrance with the Whitehurst Freeway to ease
22 the exit from Georgetown. I can't imagine

1 that anybody thought that project was to
2 benefit the visitors and commercial traffic at
3 Georgetown University. And it matters a
4 great deal to the community.

5 CHAIRMAN HOOD: Okay. I
6 understand that. Ms. Zartman, are you
7 familiar with DDOT's report? I'm not a
8 traffic expert, well I don't think anyone up
9 here is but--

10 MS. ZARTMAN: I only saw the
11 reference in Mr. Mordfin's report to DDOT
12 having no objection.

13 CHAIRMAN HOOD: Okay. They
14 submitted a report which came to the office on
15 the 18th at 10:12 and in it they don't
16 necessarily specify Canal Road but they talk
17 about the project's completed within the GW
18 campus which is currently subject to a parking
19 cap of 4,080 spaces and has multiple
20 transportation and management strategies which
21 you alluded to, including shuttle.

22 And it goes on and basically what

1 they said at the end was similar to what Mr.
2 Mordfin said in his report that DDOT has no
3 objections to this proposal. They don't see
4 any significant impacts on the proposed
5 subject, the proposed project will maintain
6 the current number of parking spaces in the
7 area surrounding GW has residential parking
8 permit restrictions.

9 And they go on to elaborate and
10 inform us of that. I'm just trying to find
11 the correlation or the tie-in.

12 MS. ZARTMAN: I think the tie-in
13 is very direct. These facilities will
14 reasonably attract sizeable, one hopes, will
15 attract sizeable audiences. There's a vehicle
16 available to limit the impact on the
17 community. If DDOT is unaware of it or has
18 forgotten about the Prospect Street entrance
19 issue, I assure you the community hasn't.

20 I mean this was a very painful
21 issue. At one point I mean Canal Road
22 entrance was proposed as clover leaves and fly

1 overs and tunnels and just terribly impactful
2 things, and we settled on the entrance that's
3 now being built with the proviso that our
4 neighbors on 35th Street would get some relief
5 from the traffic the university generates.
6 And I don't see how you can adopt new
7 facilities without taking that into
8 consideration.

9 CHAIRMAN HOOD: Okay. All right.
10 Thank you Ms. Zartman. Any questions
11 colleagues for Ms. Zartman?

12 COMMISSIONER ETHERLY: Yes, thank
13 you Mr. Chair. Thank you very much Ms.
14 Zartman for your testimony and for your many
15 years of work in this area and on other areas.
16 I tend to share the Chair's concern about a
17 broad swathe of the observations made in your
18 testimony and I perhaps say that with some
19 chagrin because of course in my former set as
20 a BZA member I perhaps participated in some of
21 the fact finding and some of the conditions or
22 lack thereof that are of concern.

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1 So with that being said, however,
2 I'm going to focus my questions on I think a
3 couple of issues that are germane, at least I
4 feel, to the particular matter at hand.

5 And I will perhaps start with the
6 transportation management plan because I
7 believe you are correct as you indicated that
8 the Grove Slade transportation report does
9 speak to use of the Canal Road entrance, and
10 in particular does at page 15 reference the
11 proposed prohibition of visitor traffic.
12 Visitor traffic at the Prospect Street
13 entrance.

14 So I just want to make sure I'm
15 clear on what the desire of CAG would be with
16 respect to that issue. You would prefer to
17 see all traffic routed through that Canal
18 entrance?

19 MS. ZARTMAN: Very much so. I
20 mean that was what we thought we were
21 bargaining for a dozen years ago when we went
22 through a terribly protracted process. I

1 think more money was spent on engineering
2 consultants than will be spent on constructing
3 the project but that often happens.

4 COMMISSIONER ETHERLY: And I
5 apologize for not having the page reference
6 handy, I'm looking through the report as I
7 speak. There was specific reference to what
8 is proposed in terms of use of the Prospect
9 Street entrance and I believe it was those
10 with university employees, those with
11 university parking permits. Okay. And then
12 all other traffic would go through the Canal
13 Street entrance.

14 MS. ZARTMAN: Visitors and
15 commercial vehicles would go through Canal
16 Road. University vehicles and staff with
17 parking permits would go through Prospect
18 Street. I think extrapolating from the old
19 highway studies, there was a suggestion that
20 the morning rush hour might diminish by 70
21 cars.

22 COMMISSIONER ETHERLY: And do you

1 have a sense that the introduction potentially
2 of these three new structures, two of which
3 are contemplated, were originally
4 contemplated, one of which was not of course,
5 do you anticipate that those new structures
6 would simply exacerbate pressures on Prospect
7 Street?

8 MS. ZARTMAN: I think the people
9 who live there would tell you that.

10 COMMISSIONER ETHERLY: Okay.
11 Let me move to the issue of the rooftop
12 structure and I pulled A3.02 in front of me
13 and just tried to kind of do a little bit of
14 the math just to make sure there's not perhaps
15 as wide a gulf as perhaps seems to be with
16 respect to the height of the rooftop
17 structure.

18 Now by my calculation from the
19 penthouse floor to the top of the roof, I'm
20 pulling a measurement of 41.38.

21 MS. ZARTMAN: That's the same
22 number that Mr. Mordfin had in his report.

1 COMMISSIONER ETHERLY: Okay.
2 Now do you disagree with that number or is it
3 your--

4 MS. ZARTMAN: It's a bigger
5 number than we were told. As matter of fact,
6 when I spoke at the Old Georgetown Board
7 meeting and mentioned that the penthouse was
8 proposed to be 31 feet, the chairman said well
9 that's something we don't have. We don't have
10 any scale drawings. So they were working from
11 literally a concept drawing. But there was
12 no measurement of how tall that wall would be
13 because of the drop off in the elevation of
14 the property.

15 COMMISSIONER ETHERLY:
16 Understood.

17 MS. ZARTMAN: It's simply that
18 page where the numbers are there, they're the
19 university's numbers, and even with a large
20 magnifying glass you can read the numbers.

21 COMMISSIONER ETHERLY: You still
22 have to dig. No, this is true especially

1 for someone who's got his share of time in law
2 school going blind.

3 MS. ZARTMAN: We need one of
4 those math majors to come up.

5 COMMISSIONER ETHERLY: Indeed.
6 Well let me ask you this. You've heard
7 testimony that spoke to some of the rationale
8 and you indicate in your testimony to an
9 extent you feel that the lead certification
10 while a laudable object might not necessarily
11 simply be enough, especially given the height
12 that is pursued here.

13 But from the standpoint of the
14 specific use of the building, the programming
15 of the building, the need for the duct work,
16 the need for the ventilation to facilitate the
17 lab use and everything that's going to go into
18 the new science building, does that still
19 leave you somewhat wanting if you will for a
20 rationale to support the relief?

21 MS. ZARTMAN: I mean
22 theoretically of course it makes perfect

1 sense.

2 COMMISSIONER ETHERLY: But you
3 need to see more.

4 MS. ZARTMAN: But I see nothing
5 to indicate what the difference in cost would
6 be. Is it prohibitively different or is it
7 simply that it would be cheaper to do it this
8 way. Are there alternative designs that could
9 work that wouldn't have a 232-foot wall on the
10 campus.

11 COMMISSIONER ETHERLY: Okay.
12 Thank you. Thank Ms. Zartman, thank you Mr.
13 Chair.

14 CHAIRMAN HOOD: Any other
15 questions colleagues? No questions. Ms.
16 Dwyer, do you have any questions?

17 MS. DWYER: I only have one
18 question really because as I stated previously
19 I think these are campus plan issue and not
20 project specific.

21 Ms. Zartman, you've referenced the
22 height of 232-feet of this building. Are you

1 not in fact referring to the elevation on that
2 drawing as opposed to--

3 COMMISSIONER TURNBULL: I believe
4 she is. That's not the height. That's the
5 elevation.

6 MS. DWYER: Yes. Okay. I just
7 wanted to clarify that's an elevation that
8 you're referring to. The building is not 232
9 feet tall.

10 MS. ZARTMAN: It's the elevation
11 because you're measuring from below the level
12 at which you're establishing the base line for
13 the building.

14 MS. DWYER: All right. I just
15 wanted to clarify the building is not 232-feet
16 tall. That that's an elevation. And then
17 I'll just save my comments for my closing.

18 CHAIRMAN HOOD: Thank you. Does
19 the ANC have any cross exam?

20 MR. SOLOMON: No.

21 CHAIRMAN HOOD: Okay. Thank you
22 Ms. Zartman for taking the time.

1 MS. ZARTMAN: Thank you.

2 CHAIRMAN HOOD: Okay. Ms. Dwyer,
3 if you want to close out with rebuttal. Your
4 rebuttal and then your closing comments.

5 MS. DWYER: I don't believe we
6 have any rebuttal testimony so I'm just going
7 to give a brief closing statement.

8 I want to state in response to the
9 testimony that you just heard from the
10 Citizens Association of Georgetown that I
11 believe the testimony really addresses campus
12 plan issues.

13 These projects are not changing
14 or affecting in any way the enrollment, the
15 same faculty and staff that currently access
16 the campus by whatever route they come, will
17 continue to do so because we're not adding any
18 faculty or staff. And if Ms. Zartman or the
19 Citizens Association of Georgetown want to
20 change any of the campus definitions or the
21 access points or any of the off campus
22 policies, that's something that will be

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1 discussed and can be included in the next
2 campus plan.

3 These three projects do not make
4 any change whatsoever into the current plan
5 conditions.

6 As you know, these projects have
7 been extensively reviewed by the Office of
8 Planning and the D.C. Department of
9 Transportation, by the Old Georgetown Board
10 and the Commission of Fine Arts, by the
11 Advisory Neighborhood Commission.

12 As you are also aware the
13 university has a quarterly meeting process in
14 which it invites 12 community organizations to
15 attend and review projects. There have been
16 numerous opportunities for anyone in the
17 community to find out whatever information
18 they need to find out about these projects,
19 and I think it is for that reason the
20 extensive community outreach that the ANC
21 voted to support all three projects.

22 We believe in the written

1 materials and in the testimony you heard this
2 evening that all three projects meet the
3 requirements for the special exception relief,
4 and that the science building does in fact
5 satisfy the requirements for the special
6 exception and variance relief.

7 We agree to the two conditions
8 that were discussed this evening, the one that
9 is proposed by the Advisory Neighborhood
10 Commission and the one that was proposed by
11 the Office of Planning.

12 You have heard tonight how
13 important these projects are to the
14 university. In light of the fact that we come
15 here with the full support of the
16 organizations and the city agencies and with
17 only testimony from one witness in opposition,
18 we request a bench decision this evening and
19 we also request a summary order, and that
20 order would include the two conditions that
21 we've agreed to as well as the flexibility to
22 modify the design of the athletic training

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1 facility as we continue through the Historic
2 Preservation process.

3 CHAIRMAN HOOD: Okay. Let me
4 just ask a question Ms. Dwyer. Ms. Zartman
5 brought up an issue, page 2 item 6, and I
6 think this is and it's in the report, and she
7 was exactly right, on page 15 of the traffic
8 report, says visitor traffic is prohibited
9 from using the Prospect Street entrance which
10 feeds directly into the adjacent residential
11 streets, the Canal Road entrance provides
12 direct access to the south west quadrant's new
13 underground parking structure.

14 Where did that come from? Why is
15 it in this particular-- was this in the
16 original campus plan?

17 MS. DWYER: That is in the
18 original campus plan, yes. The south
19 entrance is used not only for visitors but
20 also for employees. If you would recall,
21 perhaps Mr. Etherly, from the campus plan
22 there is a division on the campus of access to

1 parking facilities so that those who are using
2 the facilities in the northern half of the
3 campus use Reservoir Road and those employees
4 and staff using the facilities in the southern
5 part of the campus come in from Canal Road.
6 Prospect Street was limited in the campus plan
7 to preclude visitor traffic so that all
8 visitors are directed to come from either the
9 south entrance or Reservoir Road as a way of
10 reducing the impact on the residential
11 neighborhood. And obviously once the new
12 south entrance is fully operational, that
13 would further reduce the traffic in the
14 residential neighborhoods.

15 CHAIRMAN HOOD: So there's no
16 change basically from the original campus
17 plan?

18 MS. DWYER: No change from the
19 original campus plan. That is correct.

20 CHAIRMAN HOOD: And this is what
21 the community agreed to is what is stated
22 here?

1 MS. DWYER: That is correct.

2 CHAIRMAN HOOD: Okay. All
3 right. Any other questions?

4 COMMISSIONER ETHERLY: And Ms.
5 Dwyer, you would continue to stand by the
6 conclusion in the traffic study at page 10
7 which speaks to no change in traffic generated
8 or parking demand for undergraduate and full-
9 time graduate students as a result of these
10 three facilities.

11 MS. DWYER: That is correct.

12 COMMISSIONER ETHERLY: Thank you.
13 Thank you, Mr. Chair.

14 COMMISSIONER TURNBULL: Mr.
15 Chair, I think we've got to be careful too.
16 I mean with all respect to Ms. Zartman about
17 student body counts, I don't think we're here
18 to argue that. And that's already been said.
19 I don't think we need to get into the weeds on
20 that.

21 And I just want it clarified for
22 the record that the height, I think what she

1 was referring to as the height are really
2 elevation points. And those are either set
3 from city datum or they're set from some point
4 on campus which is reference point for all
5 their elevations.

6 So the height of the building I
7 think the university architect can tell us, I
8 think it's about 80 something feet or 92 and
9 then it's 41 to the penthouse. So we're
10 looking about 132 feet or something.

11 MS. DWYER: Mr. Turnbull, if I
12 can clarify that. The new science center has
13 a height of 66 feet to the roof and then the
14 41 feet for the penthouse, so the total height
15 is 107 feet 4 inches.

16 COMMISSIONER TURNBULL: I
17 couldn't read that. I thought it looked like
18 an eight. But you're right. And it's a lot
19 less than what Ms. Zartman referenced. I
20 think she was confusing elevation points with
21 actual height dimensions.

22 CHAIRMAN HOOD: Okay. Thank you

1 Mr. Turnbull. Give me one second please.

2 Okay. Thank you everybody for
3 their participation. I think we're ready to,
4 we've hashed out enough so as far as
5 deliberation I think the record will speak for
6 itself. We are ready to, not discounting
7 anyone in opposition, or we've dealt with what
8 I think what was in our parameters. I know my
9 issue was are our answers satisfactory.

10 And I would move approval of
11 Zoning Commission Case No. 07-23 with the
12 addition of the two conditions, with also the
13 campus plan amendment approval to transfer
14 density for multi-sport facilities to building
15 1 of the athletic training facility for the
16 process of the construction of a new athletic
17 training facility, for the process and for the
18 construction of a new science center building,
19 for the processing for modification to approve
20 multi-sports facility, special exception
21 approval to reduce the setback of the roof
22 structure and the variance from approval to

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1 increase the height of the roof structure.
2 And I think that covers everything. If not,
3 somebody help me.

4 MS. DWYER: If I could add the
5 flexibility to modify the design of the
6 athletic training facility as we go through
7 OGB, CFA, so long as there's no increase in
8 density or height.

9 CHAIRMAN HOOD: Okay. Thank you
10 Ms. Dwyer, I would include that in my motion.
11 I'm trying to make sure that-- Okay. I would
12 approval, I mean that's my motion and I would
13 ask for a second.

14 COMMISSIONER ETHERLY: Second,
15 Mr. Chair.

16 CHAIRMAN HOOD: It's moved and
17 seconded. Any further discussion? All those
18 in favor say aye.

19 (Chorus of Ayes)

20 Any opposition? So ordered.
21 Staff would you record the vote.

22 SECRETARY SCHELLIN: Yes. Staff

1 records the vote 4-0-1 to approve Zoning
2 Commission Case No. 07-23, Commissioner Hood
3 moving, Commissioner Etherly seconding,
4 Commissioners Jeffries and Turnbull in favor,
5 Commissioner Parsons not present, not voting.
6 And I just want to confirm that a summary
7 order is okay in this case.

8 CHAIRMAN HOOD: Okay. I had to
9 consult with my colleagues. Yes that's fine.
10 Okay. Summary order.

11 Let me thank everyone for their
12 participation whether you're a proponent or
13 opponent and I appreciate everyone coming down
14 and providing us good testimony. Thank you
15 and good night.

16 MS. DWYER: Thank you very much.

17 (Whereupon, the Public Hearing of
18 the Zoning Commission went off the record at
19 8:39 p.m.)
20
21
22